

City of Bryan, Texas

2010 Consolidated Action Plan to the 2010-2014 Consolidated Plan for the Community Development Block Grant (CDBG) and Home Investment Partnerships Programs (HOME)



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This document is available on the City of Bryan's official website:

<http://www.bryantx.gov/departments/?name=community>



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Special Thanks

The Community Development Services Department expresses sincere appreciation to the agencies, departments, committees and individuals who participated in the development of the City of Bryan 2010 Consolidated Action Plan.

Approved by the City Council of the City of Bryan on: July 13, 2010

Submitted to the U.S. Department of Housing and Urban Development on: August 11, 2010


CITY OF BRYAN 2010 CONSOLIDATED ACTION PLAN

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I. Application for Federal Assistance

		2. Date Submitted 08/11/2010	Applicant Identifier B-10-MC-48-0006
1. Type of Submission Application: Not Applicable Pre-application: Not Applicable	3. Date Received by State		State Application Identifier
	4. Date Received by Federal Agency		Federal Identifier DUNS NO. 171086783
5. Applicant Information			
Legal Name CITY OF BRYAN		Organizational Unit COMMUNITY DEVELOPMENT SERVICES	
Address P. O. BOX 1000 405 W. 28 th Street Bryan, Texas 77803 BRAZOS COUNTY		Contact Alsie Bond (979) 209-5175	
6. Employer Identification Number (EIN): 74-6000441		7. Type of Applicant: Municipal	
8. Type of Application: Type: Continuation		9. Name of Federal Agency: U. S. Department of Housing & Urban Development	
10. Catalog of Federal Domestic Assistance Number: Catalog Number: 14.218 Assistance Title: Community Development Block Grant		11. Descriptive Title of Applicant's Project: Programs designed to enhance the community by providing safe, decent and affordable housing; improved infrastructure; support services; and a suitable living environment, principally for low-moderate income residents of Bryan.	
12. Areas Affected by Project: BRYAN, TEXAS BRAZOS COUNTY			
13. Proposed Project:		14. Congressional Districts of:	
Start Date 10/01/2010	End Date 09/30/2011	a. Applicant 17th CONGRESSIONAL DISTRICT	b. Project 17th CONGRESSIONAL DISTRICT
15. Estimated Funding:		16. Is Application Subject to Review by State Executive Order 12372 Process?	
a. Federal \$1,017,828		No	
b. Applicant			
c. State		17. Is the Applicant Delinquent on Any Federal Debt? No	
d. Local			
e. Other			
f. Program Income \$5,760			
g. Total \$ 1,023,588			
18. To the best of my knowledge and belief, all data in this application/preapplication are true and correct, the document has been duly authorized by the governing body of the applicant and the applicant will comply with the attached assurance if the assistance is awarded.			
a. Typed Name of Authorized Representative David F. Watkins		b. Title City Manager	c. Telephone Number (979) 209-5100
d. Signature of Authorized Representative 		d. Date Signed 8/6/10	

II. Application for Federal Assistance

		2. Date Submitted 08/11/2010	Applicant Identifier M-10-MC-48-0229
1. Type of Submission Application: Not Applicable Pre-application: Not Applicable	3. Date Received by State		State Application Identifier
	4. Date Received by Federal Agency		Federal Identifier DUNS No. 171086783
5. Applicant Information			
Legal Name CITY OF BRYAN		Organizational Unit COMMUNITY DEVELOPMENT SERVICES	
Address P. O. BOX 1000 405 W. 28 th Street Bryan, Texas 77803 BRAZOS COUNTY		Contact Alsie Bond (979) 209-5175	
6. Employer Identification Number (EIN): 74-6000441		7. Type of Applicant: Municipal	
8. Type of Application: Type: Continuation		9. Name of Federal Agency: U. S. Department of Housing & Urban Development	
10. Catalog of Federal Domestic Assistance Number: Catalog Number: 14.239 Assistance Title: HOME Program		11. Descriptive Title of Applicant's Project: Various programs designed to expand the supply of decent, safe and affordable housing for very low and low income residents through public, private, and non-profit partnerships.	
12. Areas Affected by Project: BRYAN, TEXAS BRAZOS COUNTY			
13. Proposed Project:		14. Congressional Districts of:	
Start Date 10/01/2010	End Date 09/30/2011	a. Applicant 17 th CONGRESSIONAL DISTRICT	b. Project 17th CONGRESSIONAL DISTRICT
15. Estimated Funding:		16. Is Application Subject to Review by State Executive Order 12372 Process? No	
a. Federal \$471,868			
b. Applicant		17. Is the Applicant Delinquent on Any Federal Debt? No	
c. State			
d. Local			
e. Other			
f. Program Income \$55,000			
g. Total \$526,868			
18. To the best of my knowledge and belief, all data in this application are true and correct, the document has been duly authorized by the governing body of the applicant and the applicant will comply with the attached assurance if the assistance is awarded.			
a. Typed Name of Authorized Representative David F. Watkins		b. Title City Manager	c. Telephone Number (979) 209-5100
d. Signature of Authorized Representative 		d. Date Signed 8/6/10	

III. Funding Sources

Entitlement Grant (includes reallocated funds)		
CDBG	\$1,017,828	
ESG	\$0	
HOME	\$471,868	
HOPWA	\$0	
Total		\$1,489,696
Prior Years' Program Income NOT previously programmed or reported		
CDBG	\$0	
ESG	\$0	
HOME	\$0	
HOPWA	\$0	
Total		\$0
Prior Year's Reprogrammed Funds		
CDBG	\$0	
ESG	\$0	
HOME	\$0	
HOPWA	\$0	
Total		\$0
Total Estimated Program Income		
CDBG	\$ 5,760	
HOME	\$55,000	
Total		\$60,760
Section 108 Loan Guarantee Fund	\$0	
TOTAL FUNDING SOURCES		\$1,550,456
Other Funds		\$0
Submitted Proposed Projects Totals		\$1,550,456
Un-Submitted Proposed Projects Totals		\$0

RESOLUTION NO. 3297

A RESOLUTION APPROVING THE CITY OF BRYAN'S COMMUNITY DEVELOPMENT BLOCK GRANT AND HOME FUNDS 2010-2014, 5-YEAR CONSOLIDATED PLAN AND 2010 CONSOLIDATED ACTION PLAN AND APPROVING THE PROPOSED USE OF THESE FUNDS; AUTHORIZING THE CITY MANAGER OR HIS DESIGNEE TO EXECUTE AND SUBMIT THE CITY OF BRYAN'S 2010-2014 5-YEAR CONSOLIDATED PLAN AND THE 2010 CONSOLIDATED ACTION PLAN, FOR \$1,017,828 IN COMMUNITY DEVELOPMENT BLOCK GRANT FUNDS AND \$471,868 IN HOME INVESTMENT PARTNERSHIP FUNDS, TO THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT, AND TO PERFORM OTHER DUTIES AS REQUIRED BY THE UNITED STATES HOUSING AND URBAN DEVELOPMENT DEPARTMENT IN ORDER TO IMPLEMENT THE PROJECTS IDENTIFIED IN THE 2010-2014 5-YEAR CONSOLIDATED PLAN AND THE 2010-2014 ANNUAL ACTION PLANS; AUTHORIZING HUD REPRESENTATIVES AND THE FEDERAL COMPTROLLER GENERAL TO EXAMINE RECORDS RELATIVE TO THE PROGRAMS; APPOINTING THE CITY MANAGER OR HIS DESIGNEE TO ACT AS THE RESPONSIBLE LOCAL OFFICIAL; AND PROVIDING AN EFFECTIVE DATE:

WHEREAS, the City of Bryan, Texas is a home rule city with the legal authority to apply for and accept Federal funds described as the Community Development Block Grant (CDBG) and the Home Investment Partnership Program (HOME); and

WHEREAS, the programs will be conducted and administered in conformity with the appropriate Federal legislation and regulations referred to in the Community Development Act, 1992 and the National Affordable Housing Act of 1990; and

WHEREAS, the citizens of Bryan, Texas have been furnished adequate information concerning proposed CDBG and HOME projects; and

WHEREAS, the Community Development staff has prepared the 2010-2014 5-Year Consolidated Action Plan (5-Year Plan) and the 2010 Consolidated Action Plan (2010 Plan) for submission to the U.S. Department of Housing and Urban Development (HUD); and

WHEREAS, the funding recommendations were developed by the Community Development Advisory Committee and the Bryan-College Station Joint Relief Funding Review Committee following extensive public participation, site visits, and an application review process; and

WHEREAS, views of citizens have been solicited and obtained through public hearings; and

WHEREAS the priorities, objectives, and goals in the 5-Year Plan and the 2010 Plan were developed through surveys, consultations, focus groups, public meetings and public hearings; and

WHEREAS, the City of Bryan, Texas is willing to implement the certifications provided in the applications and Action Plans described herein below; and

WHEREAS, the 2010 Plan describes how the City of Bryan intends to utilize \$1,017,828 in CDBG funds and \$471,868 in HOME funds;

NOW, THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF BRYAN, TEXAS THAT:

Section 1.

The City Council hereby approves the proposed priorities, strategies, outcome measurements and objectives as stated in the 5-Year Plan and the 2010 Consolidated Action Plan and further incorporates the 5-Year Plan and the 2010 Consolidated Action Plan into this Resolution by reference for all purposes.

Section 2.

The City Council hereby approves of the allocation of CDBG and HOME funds as stated in the 2010 Plan, and incorporates the 2010 Plan into this Resolution by reference for all purposes.

Section 3.

The City Manager of the City of Bryan is hereby authorized to sign and submit to HUD, as the official act of the City, the 5-Year Plan and the 2010 Plan for funds for the purpose of participating in the CDBG and HOME programs and any subsequent Plans. The applications include an Executive Summary of the proposed 5-Year Plan, including actions to address priority needs identified in that plan, proposed actions for the 2010 Plan, and program certifications, all of which items are hereby approved.

Section 4.

The City Manager of Bryan, Texas or his/her designee is authorized as the representative of the City of Bryan in connection with the Plans. He/she is authorized to provide such additional information as may be required, and to execute whatever forms or documents are determined by the Secretary of HUD as necessary to effectuate or implant the Certifications in the application.

Section 5.

Any authorized representative of HUD or the Comptroller General is hereby granted the right of access to examine all records, books, papers or documents related to the grants.

Section 6.

The City Manager of Bryan, Texas or his/her designee is hereby appointed as the responsible local official under the National Environmental Policy Act of 1969 insofar as such provisions apply; and does consent and accept the jurisdiction of the Federal courts for the purpose of enforcement of his/her responsibilities as such officials.

Section 7.

Any resolutions or parts of resolutions that are in conflict with this Resolution are hereby rescinded to the extent of the conflict.


THIS RESOLUTION SHALL BE EFFECTIVE IMMEDIATELY UPON ITS PASSAGE AND ADOPTION.

APPROVED AND ADOPTED at the regular City Council meeting on this 13 day of July 2010.

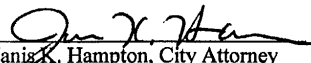
ATTEST:


Mary Lynne Straffa, City Secretary

CITY OF BRYAN

BY: 
Jason B. Bensi, Mayor

APPROVED AS TO FORM:


Janis K. Hampton, City Attorney

V. CERTIFICATIONS

In accordance with the applicable statutes and the regulations governing the consolidated plan regulations, the jurisdiction certifies that:

Affirmatively Further Fair Housing: The jurisdiction will affirmatively further fair housing, which means it will conduct an analysis of impediments to fair housing choice within the jurisdiction, take appropriate actions to overcome the effects of any impediments identified through that analysis, and maintain records reflecting that analysis and actions in this regard.

Anti-displacement and Relocation Plan: It will comply with the acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended, and implementing regulations at 49 CFR 24; and it has in effect and is following a residential anti-displacement and relocation assistance plan required under section 104(d) of the Housing and Community Development Act of 1974, as amended, in connection with any activity assisted with funding under the CDBG or HOME programs.

Drug Free Workplace: It will or will continue to provide a drug-free workplace by:

1. Publishing a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession, or use of a controlled substance is prohibited in the grantee's workplace and specifying the actions that will be taken against employees for violation of such prohibition;
2. Establishing an ongoing drug-free awareness program to inform employees about -
 - a) The dangers of drug abuse in the workplace;
 - b) The grantee's policy of maintaining a drug-free workplace;
 - c) Any available drug counseling, rehabilitation, and employee assistance programs; and
 - d) The penalties that may be imposed upon employees for drug abuse violations occurring in the workplace;
3. Making it a requirement that each employee to be engaged in the performance of the grant be given a copy of the statement required by paragraph 1;
4. Notifying the employees in the statement required by paragraph 1 that, as a condition of employment under the grant, the employee will -
 - a) Abide by the terms of the statement; and
 - b) Notify the employer in writing of his or her conviction for a violation of a criminal drug statute occurring in the workplace no later than five calendar days after such conviction;
5. Notifying the agency in writing, within ten calendar days after receiving notice under subparagraph 4(b) from an employee or otherwise receiving actual notice of each conviction. Employers of convicted employees must provide notice, including position title, to every grant officer or other designee on whose grant activity the convicted employee was working,

unless the Federal agency has designated a central point for the receipt of such notices. Notice shall include the identification number(s) of each affected grant;

6. Taking one of the following actions, within 30 calendar days of receiving notice under subparagraph 4(b), with respect to any employee who is so convicted –
 - a) Taking appropriate personnel action against such an employee, up to and including termination, consistent with the requirements of the Rehabilitation Act of 1973, as amended; or
 - b) Requiring such employee to participate satisfactorily in a drug abuse assistance or rehabilitation program approved for such purposes by a Federal, State, or local health, law enforcement, or other appropriate agency;
7. Making a good faith effort to continue to maintain a drug-free workplace through implementation of paragraphs 1,2,3,4,5 and 6.

Anti lobbying: To the best of the jurisdiction's knowledge and belief:

1. No Federal appropriated funds have been paid or will be paid, by or on behalf of it, to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement;
2. If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or any employee of a Member of Congress in connection with this Federal contract, grant, loan, cooperative agreement, it will complete and submit Standard Form-LLL, "Disclosure Form to Report Lobbying," in accordance with its instructions; and
3. It will require that the language of paragraph 1 and 2 of this anti-lobbying certification be included in the award documents for all sub-awards at all tiers (including subcontracts, sub grants, and contracts under grants, loans, and cooperative agreements) and that all sub recipients shall certify and disclose accordingly.

Authority of Jurisdiction: The consolidated plan is authorized under State and Local law (as applicable) and the jurisdiction possesses the legal authority to carry out the programs for which it is seeking funding, in accordance with applicable HUD regulations.


Consistency with plan: The housing activities to be undertaken with CDBG, HOME, ESG, and HOPWA funds are consistent with the strategic plan.

Section 3: It will comply with Section 3 of the Housing and Urban Development Act of 1968, and implementing regulations at 24 CFR Part 135.



Signature/Authorized Official

David F. Watkins
City Manager



Date

Specific CDBG Certifications

The Entitlement Community certifies that:

Citizen Participation: It is in full compliance and following a detailed citizen participation plan that satisfies the requirements of 24 CFR 91.105.

Community Development Plan: Its consolidated housing and community development plan identifies community development and housing needs and specifies both short-term and long-term community development objectives that provide decent housing and expanded economic opportunities primarily for persons of low to moderate income. (See CFR 24 570.2 and CFR 24 part 570).

Following A Plan: It is following a current consolidated plan (or Comprehensive Housing Affordability Strategy) that has been approved by HUD.

Use of Funds: It has complied with the following criteria:

1. Maximum Feasible Priority. With respect to activities expected to be assisted with CDBG funds, it certifies that it has developed its Action Plan so as to give maximum feasible priority to activities, which benefit low and moderate-income families or aid in the prevention or elimination of slums or blight. The Action Plan may also include activities which the grantee certifies are designed to meet other community development needs having a particular urgency because existing conditions pose a serious and immediate threat to the health or welfare of the community, and that other financial resources are not available;
2. Overall Benefit. The aggregate use of CDBG funds including Section 108 guaranteed loans during program year(s) 2007, 12 months, (a period specified by the grantee consisting of one, two, or three specific consecutive program years), shall principally benefit persons of low and moderate income in a manner that ensures that at least 70 percent of the amount is expended for activities that benefit such persons during the designated period;
3. Special Assessments. The jurisdiction will not attempt to recover any capital costs of public improvements assisted with CDBG funds, including Section 108, unless CDBG funds are used to pay the proportion of fee or assessment attributable to the capital costs of public improvements financed from other revenue sources. In this case, an assessment or charge may be made against the property with respect to the public improvements financed by a source other than CDBG funds. Also, in the case of properties owned and occupied by moderate-income (and low-income) families, an assessment or charge may be made against the property for public improvements financed by a source other than CDBG funds if the jurisdiction certifies that it lacks CDBG funds to cover the assessment.

Excessive Force: It has adopted and is enforcing:

1. A policy prohibiting the use of excessive force by law enforcement agencies within its jurisdiction against any individuals engaged in non-violent civil rights demonstrations; and
2. A policy of enforcing applicable State and Local laws against physically barring entrance to or exit from a facility or location which is the subject of such non-violent civil rights demonstrations within its jurisdiction;

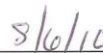
Compliance with Anti-discrimination Laws: the grant will be conducted and administered in conformity with Title VI of the Civil Rights Act of 1964 (42 USC 2000d), the Fair Housing Act (42 USC 3601-3619), and implementing regulations.

Lead-based Paint: Its notification, inspection, testing and abatement procedures concerning lead-based paint will comply with the requirements of 24 CFR 570.608;

Compliance with Laws: It will comply with applicable laws.



Signature/Authorized Official



Date

David F. Watkins
City Manager

Specific HOME Certifications

The HOME participating jurisdiction certifies that:

Tenant Based Rental Assistance - If the participating jurisdiction intends to provide tenant-based rental assistance:

The use of HOME funds for tenant-based rental assistance is an essential element of the participating jurisdiction's consolidated plan for expanding the supply, affordability, and availability of decent, safe, sanitary, and affordable housing.

Eligible Activities and Costs - It is using and will use HOME funds for eligible activities and costs, as described in 24 CFR 92.205 through 92.209 and that it is not using and will not use HOME funds for prohibited activities, as described in 92.214.

Appropriate Financial Assistance - Before committing any funds to a project, it will evaluate the project in accordance with the guidelines that it adopts for this purpose and will not invest any more HOME funds in combination with other Federal assistance than is necessary to provide affordable housing;



Signature/Authorized Official



Date

David F. Watkins
City Manager

APPENDIX TO CERTIFICATIONS

INSTRUCTIONS CONCERNING LOBBYING AND DRUG-FREE WORKPLACE REQUIREMENTS

A. Lobbying Certification

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by Section 1352, Title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$10,000 for each such failure.

B. Drug-Free Workplace Certification

1. By signing and/or submitting this application or grant agreement, the grantee is providing the certification.
2. The certification is a material representation of fact upon which reliance is placed when the agency awards the grant. If it is later determined that the grantee knowingly rendered a false certification, or otherwise violates the requirements of the Drug-Free Workplace Act, HUD, in addition to any other remedies available to the Federal Government, may take action authorized under the Drug-Free Workplace Act.
3. Workplaces under grants, for grantees other than individuals, need not be identified on the certification. If known, they may be identified in the grant application. If the grantee does not identify the workplaces at the time of application, or upon award, if there is no application, the grantee must keep the identity of the workplace(s) on file in its office and make the information available for Federal inspection. Failure to identify all known workplaces constitutes a violation of the grantee's drug-free workplace requirements.
4. Workplace identifications must include the actual address of buildings (or parts of buildings) or other sites where work under the grant takes place. Categorical descriptions may be used (e.g., all vehicles of mass transit authority or State highway department while in operation, State employees in each local unemployment office, performers in concert halls or radio stations).
5. If the workplace identified to the agency changes during the performance of the grant, the grantee shall inform the agency of the change(s), if it previously identified the workplaces in question (see paragraph three).
6. The grantee may insert in the space provided below the site(s) for the performance of work done in connection with the specific grant:

Place of Performance (Street address, city, county, state, zip code):

405 W. 28th Street
Bryan, Texas 77803
Brazos County

Check _____ if there are workplaces on file that are not identified here.

The certification with regard to the drug-free workplace is required by 24 CFR part 24, subpart F.

7. Definitions of terms in the Non-procurement Suspension and Debarment common rule and Drug-Free Workplace common rule apply to this certification. Grantees' attention is called, in particular, to the following definitions from these rules:

"Controlled substance" means a controlled substance in Schedules I through V of the Controlled Substances Act (21 U.S.C. 812) and as further defined by regulation (21 CFR 1308.11 through 1308.15);

"Conviction" means a finding of guilt (including a plea of nolo contendere) or imposition of sentence, or both, by any judicial body charged with the responsibility to determine violations of the Federal or State criminal drug statutes;

"Criminal drug statute" means a Federal or non-Federal criminal statute involving the manufacture, distribution, dispensing, use, or possession of any controlled substance;

"Employee" means the employee of a grantee directly engaged in the performance of work under a grant, including: (i) All "direct charge" employees; (ii) all "indirect charge" employees unless their impact or involvement is insignificant to the performance of the grant; and (iii) temporary personnel and consultants who are directly engaged in the performance of work under the grant and who are on the grantee's payroll. This definition does not include workers not on the payroll of the grantee (e.g., volunteers, even if used to meet a matching requirement; consultants or independent contractors not on the grantee's payroll; or employees of sub-recipients or subcontractors in covered workplaces).

CITY OF BRYAN

2010 CONSOLIDATED ACTION PLAN

VI. Executive Summary

Introduction

This document serves as Bryan's submission for the 2010 Consolidated Action Plan (CAP). The Plan covers the time period from October 1, 2009 through September 30, 2010 and describes how federal resources will be used during this period to address community needs. The City has been notified by the Department of Housing and Urban Development (HUD) that the following funds will be available:

- **\$1,017,828** in Community Development Block Grant Funds (CDBG)
- **\$471,868** in Home Investment Partnership Funds (HOME)

The City will also generate approximately \$5,760 in CDBG program income during the 2010 program year. The primary sources of program income are loan repayments through CDBG economic development loan activities and housing activities. The City previously dissolved its revolving loan fund program and program income generated from the remaining loans will be used for economic development activities and/or program delivery. Housing program income is returned to the housing activities. Although there may be some cross over from one program year to the next, all anticipated projects are expected to be completed within the program year. The City also anticipates \$55,000 in HOME program income generated from housing activities.

The 2010 Consolidated Action Plan has several purposes:

- Review community needs and priorities for addressing those needs as identified in the 2010-2014 5-Year Consolidated Plan,
- Report objectives and outcomes identified in the Plan,
- Describe activities to be undertaken during the 2010 program year, using federal dollars to address those needs, and
- Report the amount and type of private funds that will be leveraged through the use of these federal dollars.

The Consolidated Action Plan also serves as the City of Bryan's application to HUD for these funds. The objectives and activities established in this plan also provide a framework for assessing the City's performance in achieving its overall community development goals.

Public Participation

Planning for the 2010 Consolidated Action Plan began in the early part of the program year 2009 when the Community Development Advisory Committee (CDAC) held numerous public meetings (October 1, 2009, November 16, 2009, February 11, 2010, March 11, 2010, April 8, 2010, April 15, 2010, April 29, 2010, June 10, 2010 and June 24, 2010) in order to develop Bryan's 2010 Consolidated Action Plan (CAP). Three of the public meetings (February 11, April 8, and June 24) also included public hearings to gather information for the CDBG and HOME grant allocations, and to provide information and receive comments related to Fair Housing and Affirmative Marketing issues in Bryan. The June 24, 2010 meeting began the 30-day public comment period, which ended July 30, 2010. There were also multiple Joint Relief Funding Review Committee (JRFRC) meetings held jointly with the City of College Station to provide information, receive and review applications, and accept public input related to public service funding in the community. Public service applications were solicited and received between February 12, and March 26, 2010. A total of nine public JRFRC meetings were held on the following dates: April 8,

2010, April 15, 2010, April 22, 2010, April 29, 2010, May 6, 2010, May13, 2010, May 21, 2010, May 25, 2010, and May 26, 2010.

This document annually updates and commits to the 5-Year Consolidated Plan, which includes an assessment of housing and homeless needs, a housing marketing analysis, a five-year strategic plan, and monitoring standards and procedures to ensure compliance with program requirements. The Strategic Plan describes priorities and strategies (measurable goals) for addressing the community needs concerning affordable housing, homelessness, needs of special populations, and non-housing community development needs. The 2010-14, 5 -Year Consolidated Plan was adopted by the City of Bryan Council on July 13, 2010. The Community Development Advisory Committee held three public hearings to hear from citizens regarding community needs and Fair Housing issues. Funding requests were accepted for public facility projects from March 11, 2010 through April 9, 2010. No public facility/code enforcement applications were received for consideration. On April 29, 2010, during a public meeting, staff and CDAC reviewed the project allocation recommendations. CDAC made recommendations that activities described herein be forwarded to the Bryan City Council for action. The Bryan City Council approved the plan at its July 13, 2010 regular meeting.

A list of the proposed activities was published in the *Bryan/ College Station Eagle* on June 6, 2010, exceeding the 15 days notice required for the public hearing held on June 24, 2010. The June 24th meeting began the required 30-day comment period. Citizen comments on the proposed Consolidated Action Plan were accepted through July 30, 2010 (comments pg. 92).

Citizen Participation Plan

The City of Bryan, in accordance with 24 CFR 91, has an established Citizen Participation Plan to provide citizens with opportunities to provide input on citizens needs and participate in the development of the citizen's plan, the 5-Year Consolidated Plan and the annual Action Plan (Appendix pg. 122).

Objectives and Outcomes identified in the Plan

The City has identified specific objectives and outcomes as detailed in Table 3A (pg. 69) and Table 1C (pg. 52). Primarily, the City will provide decent housing (general objective category) with activities including owner occupied rehabilitation, replacement and down payment assistance. General outcomes from housing activities will include affordability and sustainability. Suitable living environments, general objective categories, will include public service agency program funding. One change incorporated in 2009 and will occur again in 2010, is that the City general fund will assume the entire LaSalle Section 108 Debt Repayment Project, formerly an economic opportunity objective with a sustainability outcome, which will allow CDBG funding previously dedicated to this project to be allocated toward housing purposes.

Evaluation of Past Performance

The City of Bryan will be in the first year of the 2010-2014 Plan. A copy of the 2008 Consolidated Annual Performance and Evaluation Report Annual Community Assessment letter with responses back to HUD from the City is included in the appendix (pg. 111). In the 2008 program year the City completed 36 minor/major housing repairs, 24 down payment assistances and 1 major rehabilitation project. 7 Public service programs were funded.

Currently, during the 2009 program year, the City has completed 2 major rehabilitations, has 1 pending bid, and has 1 reconstruction pending bid; additionally, the City has currently completed 23 down payment assistances and 22 minor repairs as well as funded 7 public service agency programs.

Summary of the 2010-2014 Consolidated Plan

Summary of Priority Needs:

The following list summarizes community needs and priority rankings for each need as determined by the Community Development Advisory Committee as part of the 2010-14 Consolidated Plan process. The Committee assigned each priority rating of “high,” “medium,” or “low.” These priority ratings will remain in effect through 2010, unless revised through an amendment to the plan approved by the City Council. The full priority needs summary table can be found in Appendix-A of the Consolidated Plan and in the Appendix of the 2010 CAP. In program year 2007, amendments were made to the 5-Year Plan as needed, in accordance to the FY2007 Implementation of the “New local regulatory Provisions for the 3-5-Year Consolidated Plan.

Those needs having a “**high**” priority include:

HIGH PRIORITY	HIGH PRIORITY
Small Related Owner 0-50% MFI	Clearance and Demolition
Large Related Owner 0-50% MFI	Handicapped Centers
Elderly Owner 0-30% MFI	Homeless Centers
Acquisition of Real Property	Youth Centers
Disposition	Health Facilities
Street Improvements	Sidewalks
Senior Services	Handicapped Services
Youth Services	Transportation Services
Substance Abuse Services	Employment/Training Services
C/I Infrastructure Development	

Those needs having a “**medium**” priority include:

MEDIUM PRIORITY	MEDIUM PRIORITY
Small Related Renter 0-50% MFI	Senior Centers
Large Related Renter 0-80% MFI	Neighborhood Facilities
Elderly Renter 0-80% MFI	Child Care Centers
Small Related Owner 51-80% MFI	Mental Health Facilities
Large Related Owner 51-80% MFI	Parks and/or Recreational Facilities
Elderly Owner 31-50% MFI	Abused/Neglected Children Facilities
Code Enforcement	Child Care Services
Health Services	Crime Awareness
Other C/I	

Those needs having a “**low**” priority include:

LOW PRIORITY	LOW PRIORITY
Small Related Renter 51-80% MFI	Parking Facilities
All Other Renter 0-80% MFI	Asbestos Removal
Elderly Owner 51-80% MFI	Non-residential Historical Preservation
All Other Owner 0-80%	Water/Sewer Improvements
Solid Waste Disposal Improvements	Flood Drainage Improvements
Legal Services	Lead Hazard Screening
Fair Housing Activities	Tenant Landlord Counseling
C/I Acq/Const/Rehab	ED Assistance to For-profit
ED Technical Assistance	Micro-enterprise Assistance

In addition to identifying and prioritizing Bryan's community development and human services needs, the City's 2010-14 Consolidated Plan also established priority needs and strategies for addressing those needs. A summary of those strategies follows. The complete text can be found in the 2010-14 Consolidated Plan.

1. Affordable Housing Strategies: Decent Housing Objective, Affordability & Sustainability Outcome

- Provide an adequate, affordable supply of residential rental property by providing technical assistance to property owners and by providing tenant-based rental assistance.
- Expand the supply of decent, safe, and affordable housing through the development of new single-family residential property.
- Reduce isolation of income groups by decentralizing housing opportunities and revitalizing deteriorating neighborhoods.
- Expand the supply of decent, safe, and affordable housing through the rehabilitation of existing residential property.
- Conserve energy resources by providing weatherization technical assistance to low to moderate-income persons.
- Expand homeownership opportunities for very low, low, and moderate-income persons.
- Provide housing and supportive services for special needs populations.

2. Homeless Strategies: Decent Housing Objective, Availability/Accessibility Outcome

- Help low-income families avoid becoming homeless.
- Reach out to homeless persons and assess their individual needs.
- Address emergency shelter and transitional housing needs of homeless persons.
- Help homeless persons make the transition to permanent housing and independent living through established self-sufficiency programs.

3. Special Need Strategies: Decent Housing Objective, / Availability/Accessibility Outcome

- Assist the elderly with their supportive housing and service needs.
- Assist persons with disabilities with their supportive housing and service needs.
- Assist persons with alcohol and other drug addictions with their service needs.
- Assist persons with HIV/AIDS and their families, with their supportive housing and service needs.
- Assist public housing residents with their supportive housing and service needs to support achieving self-sufficiency to reduce dependency on federally assisted public housing.

4. Non-housing Community Development Strategies: Suitable Living Environment Objective, Availability/Accessibility Outcome and Sustainability Outcome

- Expand, improve, and/or add public facilities when and where needed for very low, low, and moderate-income persons.
- Expand, improve, and/or add public services when and where needed for very low, low, and moderate-income persons.
- Expand economic opportunities for very low, low, and moderate-income individuals to assist them in achieving self-sufficiency.
- Expand economic opportunities to eliminate slum/blighted areas or spot slum and blight.

Description of Area

Bryan-College Station, MSA (Metropolitan Statistical Area) Population and Components of Change

Date	Population	Percent Change	Components of Change				
			Total Population Change	Births	Deaths	International Immigration	Net Domestic Migration
2000	152,415	-	-	-	-	-	-
2001	154,220	1.2	1,805	2,756	945	1,515	-1,395
2002	156,917	1.7	2,697	2,208	713	1,111	253
2003	159,550	1.7	2,633	2,310	788	947	399
2004	161,204	1.0	1,654	2,328	806	923	-666
2005	163,608	1.5	2,404	2,438	785	946	-55
2006	167,597	2.4	3,989	2,454	824	952	1,500
2007	170,884	2.0	3,287	2,587	795	858	659
2008	175,122	2.5	4,238	2,698	864	866	1,552

Source: U.S. Census Bureau and Real Estate Center at Texas A&M University, 1999 Definition

As noted in the 2000 Census, the City of Bryan's Black population continued to be a significant minority category (11,635 persons or 17.7% of total population). The Hispanic population showed a significant increase in the last census, with an increase from 10,892 (19.8%) to 18,271 persons or 27.8% of the total 2000 population. The 2000 Census population data for racial and ethnic groups in the City of Bryan is as follows:

City of Bryan Population Data		
Race / Ethnic Groups	2000 Population	% Total
White	42,452	64.7%
Black/African American	11,635	17.7%
American Indian	265	0.4%
Asian & Pacific Islander	1,136	1.7%
Other Race	8,747	13.3%
Two or More Races	1,425	2.2%
Total Population	65,660	100.0%
Hispanic/Latino (any race)	18,271	27.8%
Not Hispanic/Latino	47,389	72.2%

Source: U.S. 2000 Census

HOUSEHOLDS AND FAMILIES: From 2006-2008 there were 25,135 households in the City of Bryan. The average household size was 2.55 persons and the average family size was 3.29%. Families made up 58% of the households in Bryan. This figure includes both married-couple families (38.3%) and other families (19.7%). Non-family households made up 42% of all households in the City of Bryan. Most of the non-family households were people living alone, but some were composed of people living in households in which no one was related to the household.

INCOME: From 2006-2008 the median income of households in the City of Bryan was a \$37,171. 84.3% of the households received income from earnings. 20.6% of those also received Social Security payments, and 10.8% of total households received some retirement income. Note: the income sources are not mutually exclusive, meaning some households received income from multiple sources.

POVERTY: From 2006-2008, 26% of all people in Bryan were in poverty. 32.1% of related children under 18 years of age were below the poverty level compared with 11% of people 65 years old and older. 19.2% of all families and 40% of families with a female householder and no husband present had incomes below the poverty level.

HOUSING CHARACTERISTICS: During 2006-2008 the City of Bryan had a total of 28,421 housing units, 11.6% of which were vacant. Of the total housing units, 57.5% were single-unit detached structures, 33.8% were multi-unit dwellings, and 6.9% were mobile homes. 29.4% of housing units in Bryan were built since 1990.

OCCUPIED HOUSING UNIT CHARACTERISTICS: In 2006-2008, the City of Bryan had 25,135 occupied housing units – 13,033 (51.9%) owner occupied and 12,102 (48.1%) renter occupied. 7.8% did not have telephone service and 7.7% did not have access to use of a vehicle. 135 or 0.5% did not have complete plumbing facilities.

HOUSING COSTS: From 2006 to 2008, the median monthly housing costs for mortgaged owners was \$1,173, non-mortgaged owners - \$445, and renters - \$687. 36.2% of owners with mortgages, 20.5% of owners with no mortgages, and 52.6% of renters in the City of Bryan spent 30% or more of their income on housing.

Areas of Racial/Ethnic Minority Concentration

For the purposes of this document, an "Area of Racial/Ethnic Minority Concentration" is a 2000 Census Tract with a total population that consists of more than 50% minority residents. In Bryan, high concentrations of Black and Hispanic citizens are predominately located in the older central and northern neighborhoods. Most of these neighborhoods are located in Census Tracts 5, 6.03 and 6.04. Many of the dwelling units in these neighborhoods were built before 1950, and a substantial percentage of them are in poor condition. During the last ten years, a very high percentage of the rehabilitation projects sponsored by the City of Bryan Community Development and HUD have been located in these neighborhoods. The following chart contains information based on the 2000 Census. The figures indicate census tracts with 50% or more of any one race or ethnic minority group.

Census Tract	Race	Ethnicity	Total # of Persons by Race or Ethnicity	% of Racial or Ethnic Minority
5	Black	Non-Hispanic	2615 / 5193 total population	50.36%
6.03	White (1402) Black (6) American Indian/Alaska Native (13) Asian (5) Native Hawaiian/Other Pacific Islander (16) Some Other Race (1760) 2 or more Races (97)	Hispanic / Latino	3299 / 4809 total population	68.60%
6.04	White (1113) Black (6) American Indian/Alaska Native (14) Asian (5) Native Hawaiian/Other Pacific Islander (0) Some Other Race (1408) 2 or more Races (125)	Hispanic / Latino	2671 / 5304 total population	50.36%

Source: U.S. Census Bureau

Additional charts are attached (pgs. 98-101) indicating the race and ethnicity of each census tract by percentage of the total population of the census tract and census tract/block group by percentage of the total block group. There are 57% Non-Hispanic Whites, 20% Non-Hispanic Blacks and 22% Hispanics at

or below 80% of the median income who rent according to Comprehensive Housing Affordability Strategy (CHAS) data. Additionally, there are 51% Non-Hispanic Whites, 21% Non-Hispanic Blacks and 24% Hispanics who are at or are below 80% of the median income who own a home.

Geographic Distribution

CDBG and HOME funds are distributed throughout the community based on need. Because low income, elderly, disabled, and special needs homeowners and renters reside throughout the city, housing assistance is available citywide. Homeless persons and those facing potential homelessness also reside throughout the city making the need for shelter and housing a citywide activity. Services provided for the homeless population are located city-wide to provide maximum accessibility.

In an effort to promote livability, public services, public facilities and housing projects are generally located so as to be accessible by various modes of transportation (walking, biking, driving) and are typically on or near public bus routes provided by the local transit authority as well as Texas A&M University's off-campus bus service. Major employment assistance providers like Blinn College and the Workforce Commission are located on both, the District's and Texas A&M University's off-campus bus routes (See the District transit route map, Appendix-BB, and Texas A&M University bus route maps, Appendix-CC).

Assistance for special needs populations (elderly people, disabled persons, persons with drug/alcohol addictions, persons with AIDS/HIV) is provided citywide, as these populations exist throughout the city. Public Services (such as Phoebe's Home, the Food Bank, and Elder-Aid) are also not limited geographically. These services are expected to be readily available and accessible to targeted audiences.

Public facilities and infrastructure improvements, such as park improvements, will be provided in areas of the city where 51% or more of the population meets low and moderate-income guidelines or where an organization's clients are at least 51% low to moderate income as defined by HUD. CDS staff serves on the city's CIP Planning Committee to ensure that priority is assigned to livability issues when CIP projects are being considered. Economic development activities are provided citywide (unless designated a slum/blighted area), recognizing that low-income individuals live throughout the city and that business location is often critical to its potential success. It is anticipated that all activities (100%) (With the exception of administration) will have a national objective of serving low to moderate income clients through LMI or LMA. An estimated target of 50% (10) minorities will receive down payment assistance.

VII. Narrative

Homeless and Other Special Needs Activities

In the 2010 program year, Bryan plans to address homelessness needs through the following activities and resources:

Bryan will provide technical support for Twin City Mission (TCM)'s the Bridge Case Manager/Client Assistance program. The Bridge program provides an emergency shelter for homeless men, women, and families and supportive services. Services include transportation, nutritious meals, daily needs (clothing, toiletries) and case management. Expanded services will include additional case management and educational training classes. The Bridge will serve an estimated 575 unduplicated clients during the program year. TCM recently constructed a new 24,000 square foot homeless shelter facility. This new facility replaces the current location, which had been housed since 1963 in the north side of downtown in a building which was over 100-years old, and provided the most basic, barracks-like accommodations. The new facility is located south of downtown on South Randolph Street near 30th Street. The design of the new facility is oriented with a central hub reception area with radiating wings like the spokes of a

wheel. This configuration will allow staff to monitor and view each extending corridor. This shelter has expanded the bed capacity from 60 beds to 98 beds for individuals; including 72 beds for men and 26 beds for women. Twelve (12) additional beds have been designated for chronically homeless men, and eight for chronically homeless women for permanent supportive housing. Additionally, seven units (14 beds) are designated for families and several rooms are designated for the disabled.

While the City is not entitled to directly receive Emergency Shelter Grant (ESG) funds from HUD, it does cooperate with and provide technical assistance to local non-profit agencies for such funds through the Texas Department of Housing and Community Affairs (TDHCA) and other funding agencies. While the City has planned no specific activities in 2010 to address permanent supportive housing (medium need), transitional housing (high need), or permanent housing for the homeless (medium need), other providers have identified activities in support of these needs. TCM has partnered with a for-profit developer for The Haven, a Low Income Housing Tax Credit project that provides 24 units of permanent housing specifically to homeless. This project expands the existing Housing Services program and provides increased services to assist in self-sufficiency. TCM annually receives \$50,000 in HOME Investment Partnerships Program Tenant Based Rental Assistance funds for security deposits through the City of College Station, Texas for assisting prospective occupants of tax credit properties. The United Way of the Brazos Valley also provides operating funding to TCM agencies. Outreach and assessment are handled by a variety of local social service providers. As homeless and potentially homeless individuals are identified, they are referred to TCM. A full-time case manager at The Bridge facility assists in needs identification and delivery of appropriate services. Below is a table denoting currently approved and pending funding applications and their purposes for Twin City Mission.

TCM Funding Table FY 2009-10	Date Proposal Sent	TCM Program Grant Purpose	Amount	Status	Notification Date
United Way	2/09	TCM program support	\$87,750.00	approved	4/1/2009
STAR grant	5/09	Program support & salaries	\$612,861.00	approved	7/09
HUD 4	10/07	Supportive svcs	\$61,363.00	approved	6/12/2008
HUD 5	10/07	Transitional housing program support	\$165,991.00	approved	6/12/2008
HUD HMIS	10/07	HMIS reporting support & salaries	\$32,332.00	approved	6/12/2008
VOCA grant	6/09	DV Crisis & Outreach svcs	\$78,310.00	approved	9/09
HHSC FV Grant	8/14/2009	Program support & salaries	\$241,070.00	approved	8/25/2009
FEMA grant	3/17/2009	Offset cost of food	\$27,332.00	approved	6/11/2009
TBRA City of College Station	ongoing	HOME funding	\$50,000.00	approved	ongoing
CDBG 2009-10 City of College Station	3/20/09	Bridge Case Mgr II & client assistance	\$30,896.00	approved	3/31/09
OVAG	2/11/09	1.3 FTE, travel & training	\$50,000.00	approved	4/22/09
HHSC Exception Item Funding	11/24/2009	Childcare & rent/deposit/utilities assistance	\$33,429.00	approved	2/10

Funding Table FY 2010-11	Date Proposal Sent	TCM Program Grant Purpose	Amount	Status	Notification Date
TDHCA ESGP grant 2010-11	12/17/09	Case Manager, Food and Utilities for Shelters	\$80,000.00	pending	
2010-11 United Way	n/a	TCM program support	\$87,750.00	in process	
STAR grant	n/a	Program support & salaries	\$612,861.00	in process	
HUD 4	10/09	Supportive svcs	\$61,363.00	approved	12/23/09
HUD 5	10/09	Transitional housing program support	\$165,991.00	approved	12/23/09
HUD HMIS	10/09	HMIS reporting support & salaries	\$32,332.00	approved	12/23/09
VOCA grant	2/16/10	DV Crisis & Outreach svcs	\$78,310.00	pending	
HHSC FV Grant	n/a	Program support & salaries	\$241,707.00	in process	
FEMA grant	3/5/10	Offset cost of food	\$13,556.00	approved	3/10
CDBG 2010-11 Cities of Bryan and College Station	3/26/10	Bridge Case Mgr II & client assistance	\$35,031.00	pending	
OVAG	n/a	1.3 FTE, travel & training	\$50,000.00	in process	
TBRA City of College Station	ongoing	HOME funding	\$50,000.00	approved	ongoing

As in the current fiscal year, the Salvation Army will apply for emergency utility assistance through the HOLT Foundation for \$10,000 as well as continue with facilitating area church funds for emergency utility assistance and will continue to serve clients as the funds allow. The Mental Health Mental Retardation Authority of Brazos Valley (MHMRABV) refers clients, including those with special needs, to other appropriate services in the community including those previously mentioned for appropriate housing. MHMRABV also provides a Mobile Crisis Outreach Team (MCOT) which partners specially trained Brazos County Sheriff's officers with MHMRABV Crisis workers who many times must find emergency housing for individuals. This may be through a referral to the Twin City Mission or Phoebe's Home, but many times requires a purchased motel room because of the lack of emergency housing beds in the area. The Brazos Valley Coalition for the Homeless will continue to request McKinney-Vento Homeless Assistance Continuum of Care funds for housing and supportive services.

The City of Bryan provides technical assistance to the Affordable Housing Committee, which brings together representatives of numerous agencies dealing with "special needs" clientele to identify needs, resources, and to collaborate on solutions. This Committee continues to meet and, due to increased collaboration among agencies, has become the Brazos Valley Coalition for the Homeless (BVCH) with the assistance of the Texas Homeless Network. The City continues to provide technical assistance to area non-profits. Listed below are the Low Income Housing Tax Credit, Affordable Housing Disposition Program, and HOME properties that provide reduced rent or accept Section 8 vouchers for special needs groups, including homeless, elderly, handicapped, mentally impaired, and low to moderate-income individuals. Average occupancy rate for all units is 92% (Source: Texas Department of Housing and Community Affairs (TDHCA), Monitoring Data Services, Inc. (MDSI), and apartment management staff).

TDHCA & MDSI MONITORED LIHTC, AHDP & HOME PROJECTS IN B/CS					
Property	Program	Total Units	Program Units	Vacant Units	Occupancy Rate
BRYAN					
Avalon(FKA:Landing-Bryan)	95 AHDP	145	27	4	97%
Emerald Park Apartments (part of Master LURA)	93 LIHTC	64	42	28	56%
Forest Park Apartments (part of Master LURA)	03 LIHTC	140	119	8	94%
Oak Creek Condominiums	95 AHDP	40	20	2	95%
Saddlewood Club	94 LIHTC	232	232	18	92%
Sterling Park Square	94 HOME	14	14	0	100%
BRYAN TOTAL		635	454	60	91%
COLLEGE STATION					
Cedar Creek Condos	95 AHDP	67	25	1	99%
Haven	00 LIHTC	24	24	0	100%
Heritage at Dartmouth	98 HOME, 98 LIHTC	96	96	4	96%
Southgate Village Apartments	01 LIHTC	200	200	25	88%
Terrace Pines	HOME, 04 LIHTC	100	6 HOME 75 LIHTC	2	98%
Villas of Rock Prairie*	94 LIHTC	128	88	0	100%
Windsor Pointe Town Homes	94 LIHTC	192	192	25	87%
Santour Court	06LIHTC	16	13	0	100%
COLLEGE STATION TOTAL		823	719	57	93%
COMBINED TOTAL		1458	1173	117	92%

*Due to recent construction, 4 units are closed until further notice. For this reason the listed numbers differ from TDHCA monitoring data.

Other Actions

The City of Bryan will also undertake the following described actions to help alleviate obstacles, identified as part of the 2010-2014 Consolidated Plan process, including homeless and chronic homelessness, to meeting the City's identified needs.

Meeting Underserved Needs

A primary obstacle to addressing and meeting underserved needs is lack of funding. The City of Bryan will continue to explore funding opportunities and work with local for-profit and non-profit providers to prepare funding applications. This cooperation includes Twin City Mission's applications for Emergency Shelter Grant funds through the Texas Department of Housing and Community Affairs and other applications for programs to assist the homeless through vouchers and supportive services. Twin City Mission continues to provide support services to participants in the Home Services Program, the agency's transitional housing program, HUD supportive housing program (McKinney-Vento Homeless Assistance Programs), renewal of Supportive Services; renewal of HMIS Implementation, and additional HUD funding for supportive housing. See the Twin City Mission funding table above for illustration of the many additional current and prospective sources of revenue from foundations, fundraisings and donations.

While significant, and although great improvements have been made, additional, significant future funding increases will be required to adequately address homelessness in the area.

History of Brazos Valley Coalition for the Homeless and Continuum of Care Process: During the last fourteen years several area agencies and both the Cities of Bryan and College Station have worked together to more accurately estimate the gaps analysis for the homeless. A summary of that work includes:

- A working session conducted by BVCH to update the gaps analysis from 2001. Each agency serving the homeless received an information packet prior to the workshop. This packet directed agencies through a preliminary data gathering process to update the statistics used in the gaps analysis process. Based on the results of the gaps analysis update, utilizing the consultant from Enterprise Foundation and minutes from BVCH meetings, priorities and gaps were re-established;
- In April 2001 an additional workshop was held to strengthen and streamline the Continuum of Care system using feedback from HUD on the 2000 Continuum of Care application and from the Enterprise Foundation;
- BVCH conducted a homeless survey again in February 2002 that incorporated several Homeless Coalition planning meetings between November 2001 and February 2002. Analysis from this survey and gaps analysis worksheets sent to emergency shelter and supportive services providers assisted in the results of the 2002 gaps analysis update;
- On April 1, 2004 the BVCH completed another point in time survey after several planning sessions beginning in September 2003. Analysis from this survey, gaps analysis surveys sent to homeless shelters and a discussion of the data at the July Homeless Coalition meeting assisted in the results of the 2004 gaps analysis update, reported in prior CAPs. In addition, The BVCH did their first point in time only count in January 2005, a survey and count in April 2006, another point in time count in January 2007 and a point in time count in January 2009. Unmet housing needs were agreed upon by the BVCH after a phone survey was conducted polling agencies staff for their opinion of unmet needs that exist within their target population. As recommended by Martha R. Burt and Carol Wilkins in the CSH publication, “Estimating the Need”, (www.csh.org), the BVCH chose to use a method that combined the Use of Expert Opinions by Emergency Shelter staff, Transitional Housing staff and direct care workers during the course of a year with a Review of Personal Characteristics.

Current BVCH and Continuum of Care Process: Information for the 2010 Table 1A (pg. 46) was obtained through a planned process in conjunction with the BVCH and based upon historical data, surveys, and the knowledge of the many different providers’ staff. The City, as part of the BVCH worked closely with coalition members to conduct a point in time count for sheltered and unsheltered homeless, subpopulation groups, and identify gaps and needs for housing and supportive services. This “Shelter & Housing Inventory Point-In-Time” count was conducted on January 22, 2009 and included an update of the current emergency, transitional housing and permanent supportive housing inventory (see attached) continuum of care inventory, as well as those under development. Specifically, the definitions used for survey purposes were: 1) Emergency Shelter: Buildings designed to house persons experiencing homelessness and 2) Transitional Housing: Temporary and transitional housing programs for persons experiencing homelessness and which may include supportive services. The response rate was 100% for all categories. Further, homeless subpopulations were tallied for “sheltered” persons in each category. In addition, for unsheltered persons, a further attempt was made to indicate the name of the person and identify the person’s “usual geographic location”. The next homeless count is planned for January 2011. The Brazos Valley Homeless Coalition will be hosting several meetings to develop their plan for this count in the 2010-2011 program year. Quarterly meetings were held November 12, 2009, March 11, 2010, April 12, 2010 and July 8, 2010. Preparations for the upcoming changes on HUD’s definition of homelessness (HEARTH definition of Homelessness), as well as ensuring the continuum of care provides

for HUD's responsibilities for the homeless management information system (HMIS) were primary topics for these meetings.

Unmet housing needs were agreed upon by the BVCH after members were polled regarding the data obtained from the 2009 count and housing and supportive services staff were also polled for their opinion of unmet needs that exist within their target population. As recommended by Martha R. Burt and Carol Wilkins in the CSH publication, "Estimating the Need", (www.csh.org), the BVCH chose to use a method that combined the Use of Expert Opinions by Emergency Shelter staff, Transitional Housing staff and direct care workers during the course of a year with a Review of Personal Characteristics.

BVCH homeless counts have typically been preceded by media coverage and efforts to contact key persons in each geographic area to assist with the counting process. The BVCH continues to implement many of the strategies recommended by HUD, as well as other experts in the field of homelessness, in regards to planning and implementing a comprehensive count. In addition, newly identified locations will continue to be visited and an aggressive outreach effort will coincide with efforts to carry out future counts as required by HUD.

The Brazos Valley Coalition for the Homeless (BVCH) continues to meet and partner with local agencies to assist in better coordination of homeless services, including transitional housing, emergency housing, permanent housing, and supportive services. The Coalition met 5 times in the current program year. Priority housing homeless issues are as follows: 1) permanent supportive housing, 2) permanent affordable housing and 3) transitional shelter and supportive services. The BVCH holds regular meetings quarterly. Committee meetings are held every other month or on an as needed basis. A continued emphasis has been to concentrate on goals to eliminate chronic homeless as well as general population homelessness. Continuum of Care 2010 - the Coalition will continue with quarterly meetings, apply for Continuum of Care funds and work towards the new implementation of HEARTH.

The Coalition continues to concentrate efforts on bringing in new community resources from all eight counties. Other efforts focused on Committee organizing such as establishing contact with other Coalitions to utilize and share resources, Committee meetings, a technical assistance workshop on HMIS/HEARTH, reviewing and updating the discharge plan, and working on the Continuum of Care plan, including both homeless and chronic homeless goals.

Chronic Homelessness Steps

Specific homeless strategies are included in the City of Bryan's 2010-2014 Five-Year Consolidated Plan, Sub-Section 91.215c Homelessness (pg. 86) In addition, the City, as part of the Continuum of Care, through the Brazos Valley Coalition for the Homeless, worked with participating housing and supportive service agencies to develop a plan for action steps to end chronic homelessness. Historically, steps taken include:

- Strategy and Program Development, 2003-2004: In 2003-2004, the BVCH developed strategies and programs for eliminating chronic homelessness in the Brazos Valley Region. Identifying local trends in chronic homelessness and developing a plan to end chronic homelessness in local communities were identified as high priorities for the Brazos Valley Region Continuum of Care. The Coalition added an End Chronic Homelessness Committee to develop and plan the strategy. Research included review of developed plans to end chronic homelessness from other localities. An evaluation of local trends common among this area's chronically homeless population was also compiled. A detailed plan was developed, presented to the BVCH and incorporated into the Continuum of Care process. The homeless survey instrument was amended to include additional questions related to issues of chronic homelessness and related trends.

- Jail Diversion Plan, 2004: During 2004, a series of meetings were held as MHMR Authority of Brazos Valley convened a region-wide effort to develop a local “Jail Diversion Plan”, a key component of the plan included efforts to prevent homelessness for persons experiencing mental illness during the process. As persons with mental illness can often end up chronically homeless, particularly when resources for mental health services have continued to shrink, this effort has been viewed as particularly relevant in efforts to prevent chronic homelessness. The program has been funded by CDBG for the past two program years. For the 2009 program year the City will continue to provide technical assistance to MHMR since the program will now be receiving funds from the State.
- Point in Time Homeless Count, 2005: In January 2005, a point in time count was conducted by the BVCH included questions to further help surveyors identify chronically homeless individuals. Coalition meetings continue to be held on a quarterly basis, with committee meetings held every other month or as determined necessary.
- Implementation of HMIS, 2005: HMIS was implemented by Twin City Mission, a BVCH partner through a CoC HUD grant, in order to assist with tracking/trending data of persons who are chronically homeless by participating CoC grant recipients.
- Point in Time Survey, April 2006: April 2006 a point in time survey and count was conducted. Gaps analysis updated through the BVCH.
- Homeless Survey, 2007: In 2007 a homeless survey was done and the members began restructuring the Coalition.
- Continuum of Care Plan, 2008: In 2008, these changes included a formal acceptance of revised by-laws, developing a power point for members to use to educate the general public, developing on a website and working on a newsletter. Special emphasis was placed on including representatives from all geographic areas. In the Appendix is the updated BVCH continuum of care 10 year plan, objectives and actions steps chart (pg. 48) along with a chart indicating organizations active in the Coalition (pg. 46) These steps indicate the process by which the Coalition will assist persons who have experienced homelessness (chronically or other) to assist them in moving from an emergency type of environment to transitional to permanent housing. The Coalition also will focus on individuals who are homeless as well as those who may be in danger of becoming homeless.
- Continuum of Care 2009 and 2010: In 2009-2010, Coalition members continue to seek information and additional resources through other entities such as the Texas Homeless Network. They will continue to work on updating the continuum of care plan to meet the needs of homeless in the continuum of care’s geographic area. In 2009, 2 new projects were submitted through the Continuum of Care Homeless grant and were not funded. The Coalition anticipates that these projects will be submitted again in 2010 in order to increase the number of permanent supportive homes.
- Expanded Chronic Homeless Facilities: In July 2009, the Twin City Mission closed its original location of The Bridge homeless shelter at North Bryan St. in downtown Bryan, where it has been in operation since 1963. It re-opened in a brand new, \$5.5 Million, 24,000 square-foot facility located south of downtown on South Randolph Street near 30th Street. The design of the new facility is oriented with a central hub reception area with radiating wings like the spokes of a wheel. This configuration will allow staff to monitor and view each extending corridor. The design also offers an exterior wing, each of which is segregated from the other. This shelter will expand the bed capacity from 64 beds to 112; including 72 beds for men and 26 beds for women and 14 beds for families (7 units). In addition, 12 beds will be designated for chronically homeless men and 8 for chronically homeless women for long term permanent care. Several rooms are designated for the disabled. Each section has washing machines and dryers, a community area with extended access to a porch, a centralized security entrance, and offices for staff, chapel and increased capacity for their new café.

Foster and Maintain Affordable Housing

Through its 2010 Consolidated Action Plan, the City continues a commitment of preserving and maintaining the existing housing stock of affordable housing. This commitment is enhanced through Bryan's designation as a "Participating Jurisdiction" making the city eligible to receive \$471,868 in HOME Investment Partnerships Program (HOME) funds in 2010. HOME funds are specifically target housing activities for low-income persons and families. This is the city's twelfth year to be designated a Public Jurisdiction.

HISTORY: The first 5-Year Consolidated Plan was approved in 1995 by the Bryan City Council after exploring the issue of affordable housing. As a result of their interaction with experts in the field, the public, Community Development Services staff, and housing providers, developed the following goal: Citizens enjoy adequate housing; affordable, safe, and durable housing choices; home ownership; and special needs housing that is well maintained and aesthetically pleasing. The City renewed its commitment to providing safe, affordable housing choices, home ownership, and special needs housing by adopting the 2000-04 5-Year Consolidated Plan on July 11, 2000 and by adopting the 2005-09 5-Year Consolidated Plan on July 12, 2005. At a July 9, 2007 public hearing amendments to the 2005-09 Consolidated Plan (as required by the Final Rule, Dated Thursday, February 9, 2006 HUD for 24 CFP Parts 91 and 570 Consolidated Plan Revisions and Updates), was presented to the public for input. The amended 2005-09 Consolidated Plan was submitted to HUD with the 2007 Action Plan before August 16, 2007 for final approval and was approved by HUD. 2010 CDBG and HOME funds are used to address these needs and those identified in the 2010-2014 Consolidated Plan through the following activities:

- **Home Owner Housing Assistance** - rehabilitation of substandard low-income owner-occupied homes including minor assistance,
- **Down Payment Assistance** - closing cost, down payment and technical assistance to homebuyers,
- **Public Facility Improvements** - in low to moderate-income areas, including infrastructure improvements or repairs to streets, sidewalks, fire safety, and/or park equipment,
- **Infrastructure and Technical Assistance** - to the development of mixed income subdivisions located in a low to moderate-income neighborhoods,
- **Community Housing Development Organization (CHDO)** - funds for qualified organizations to undertake affordable housing activities,
- **Technical Assistance** - to private investors for rental rehabilitation or new construction.

A total of \$1,086,131.00 in grant funds (CDBG - \$663,632.00 and HOME -\$424,682.00 – includes CHDO) is allocated for housing and related activities, including program delivery costs when applicable, with low to moderate income families targeted (see pgs. 39-42 for specific allocations). It is expected that these funds will leverage at least \$2.1 million in other funds. One change proposed for 2010 is for funding previously allocated to code enforcement (\$55,000) will instead be allocated to housing activities.

The City will also continue to develop relationships with non-profit housing and service providers to improve the quality and quantity of affordable housing stock locally and to retain where feasible housing affordable to low-income families including the following local non-profit housing partners:

- **BCS Habitat for Humanity**– BCS Habitat for Humanity began building homes in 1989 on scattered sites throughout Bryan and College Station. In 1998, BCS Habitat started its first subdivision, Miracle Place, a 16-home development. In 2001, construction began on a second, 47-home subdivision, Sharon's Court, which was completed in 2005. Angel's Gate, a 20-acre, 100-home subdivision adjacent to Sharon's Court began in early 2006 and will be completed by 2010 at a rate of twenty homes per year. Angel's Gate will soon be followed by a fourth subdivision of 25 homes located on Martin Luther King Drive. Additional, scattered-site homes are also planned as suitable property becomes available. BCS Habitat serves families in Bryan

and College Station, Texas who earn up to 60% of the median income and are in need of quality affordable housing.

- Twin City Mission, Genesis Corner and Family Promise—permanent, transitional, and temporary housing stock for the homeless;
- Brazos Valley Council of Governments—housing choice voucher program for rental housing, providing 1,901 vouchers in Brazos County;
- Brazos Valley Community Action Agency—housing development, weatherization, and energy assistance programs;
- Elder-Aid—housing repairs and elderly rental housing development as a City of Bryan CHDO;
- EMBRACE – A City of Bryan CHDO developing homeownership housing
- Bryan Housing Authority, managing 300 units of low-income rental housing;

Efforts will continue to be made to identify additional providers such as CHDO's, housing tax credit developers, other non-profit and for-profit developers developing affordable housing, and to develop common resources.

Barriers to Affordable Housing

Summary

In examining potential barriers to affordable housing, the city reviewed its own policies and procedures for potential barriers to the development, maintenance or improvement of affordable housing locally. The purpose of development regulations is to protect the health, safety and welfare of the public. While promoting affordable housing, a balance must be established between societal and environmental goals and housing affordability. *In analyzing the effects of local public policy as potential barriers to affordable housing in Bryan, no significant barriers are found to exist.*

Identified Barrier

While no *local* public policy barriers were identified, one potential barrier identified is the recently enacted federal statute known as the SAFE Act (Secure and Fair Enforcement for Mortgage Licensing Act of 2008). This federal legislation was intended to address perceived nationwide deficiencies in the residential housing market by increasing consumer protection from lender fraud, providing foreclosure prevention, and modernizing the Federal Housing Administration. The SAFE Act requires registered mortgage loan originators (RMLO's) complete pre-license courses and annual continuing education courses and requires all RMLO's to undergo criminal background checks all of which increase the costs of providing home buyer assistance. Also, because this law requires licensing of property owners selling their own non-homestead properties, this legislation will preclude some of the opportunities previously available to lower income home buyers, namely owner financing options. Due to the added cost of education, training, travel and certification for non-profit housing organization or municipalities that provide home-buyer assistance, it is likely that home-buyer assistance programs will suffer as agencies either choose not to continue programs, or reduce funding available due to regulatory costs and restrictions.

Action Taken

To address the SAFE Act as a potential barrier to affordable housing, the city will communicate its concerns to the appropriate state and federal agencies in hopes of encouraging exemptions for municipal, non-profit and private property owners from the extensive and costly licensing requirements outlined in the SAFE Act.

Other Local Efforts to Promote Affordable Housing

In Bryan, construction of new housing or the renovation of existing housing is inexpensive in terms of development and inspection fees, meaning that costs do not inhibit development of affordable units.

Development standards are made as accommodating as possible to facilitate the development of both market and affordable residential units. The city will regularly analyze its development standards to identify any potential barriers to the production or maintenance of affordable housing.

The city will avoid duplication between local jurisdictions and development-related ordinances will be adopted and enforced solely by the city of Bryan. This will eliminate redundant, time-consuming steps that add unnecessarily to housing costs. Additionally, zoning will allow for minimally sized lots which helps accommodate the development of affordable housing.

Building fees collected by the City will be kept as reasonable as possible. Fees currently collected are generally less than those recommended by nationally recognized advisory boards. As an example, the model codes recommend a plan review fee in addition to a permit fee, but the City of Bryan has chosen NOT to collect plan review fees or building impact fees. The City will continue to assess its fees and processes to ensure that affordable housing is not hindered and will apply flexibility in zoning and building requirements when appropriate.

By comparison, the city uses a single fee based on square footage of the structure. This fee is for all required permits. Bryan's sister city uses the Standard Building Valuation Data fee schedule which establishes the valuation of a home at \$67 a square foot to determine the building permit cost. The building, plumbing, mechanical and electrical permit cost is added together for a new home. In Bryan, the valuation is simply \$57 a square foot with one permit cost.

Local development expenses are minimal in terms of housing construction and renovation costs. While no significant impediments to Fair Housing have been identified, the City will continue to solicit input from the public and other housing advocacy groups to enhance the housing options and opportunities for its lower income citizens. Goals will include collaborative efforts with private and public entities so that resources can be leveraged and benefits maximized.

Locally, a high demand for "upper end" housing is seen. This may divert resources from affordable single-family development and reduce opportunities for lower-income buyers. To address this, technical assistance and home buyer counseling is being provided by the cities and local agencies. The Bryan and College Station Community Development Offices, Brazos Valley Affordable Housing Corporation, Habitat for Humanity, Brazos Valley Community Action Agency, EMBRACE, and Elder Aid coordinate to streamline and promote programs assisting lower income home buyers.

Affordable rental units, to include HTC (Housing Tax Credit) projects and privately owned properties, have been supported by the city over the last several years to promote the development of affordable rental units. When appropriate, the city will continue review and support proposed private and public affordable rental developments.

Special needs housing is also a concern as local housing providers have reduced funding. The BVCH (Brazos Valley Coalition for the Homeless) is applying for all available HUD Continuum of Care funds and MHMR of the Brazos Valley is also seeking new sources of funds. Local organizations and churches have also established programs to assist these needs. In spite of the funding challenges, assistance for the elderly, disabled, HIV positive, and homeless continue to be provided, including the recent relocation and expansion of the TCM's homeless shelter-The Bridge. The city will also continue to provide funding and technical assistance to its CHDO's to build additional local capacity for development of affordable housing.

In terms of other supportive assistance, the Brazos Valley Council of Governments' (BVCOG) Housing Choice Voucher Program (HCVP) continues to administer the Family Self-Sufficiency (FSS) program.

Depending on funding, HCVP will provide rental and utility assistance to approximately 2,000 families in Bryan. Additionally, the Brazos Valley Affordable Housing Corporation (BVAHC) offers several housing assistance programs to a multi-county region.

Finally, Community Development Services staff participates in a Site Development Review Committee that identifies obstacles and explores ways to enhance local development, including infill housing development and other affordable housing projects. Also, and in partnership with other city staff, local contractors, and realtors, the Community Development Office has developed the BUILD program to identify tax-foreclosed lots which can then be made available to developers of future affordable housing.

Institutional Structure

The City of Bryan coordinates and administers the affordable housing, supportive housing, homeless, and non-housing community development strategies through its Community Development Services Department. The department acts as a liaison with community groups, public institutions, non-profit organizations, and private industry to share information, identify resources and opportunities, and coordinate activities when possible. Several formal organizations and committees exist to aid in this coordination: the Children's Partnership Board, the United Way of the Brazos Valley, the Brazos Valley Council of Governments, Texas A&M University, Blinn Junior College, the Economic Development Council, the Small Business Administrative Office, the Bryan College Station Community Health Center Coalition, the Brazos Valley Health Partnership, the Brazos Valley Affordable Housing Corporation, the Brazos Valley Coalition for the Homeless, the Chamber of Commerce, Habitat for Humanity, the Information and Referral Advisory Board, the Texas Agriculture Extension Office, the United Way Campaign Committee, the Bryan Housing Authority, the Community Development Advisory Committee, the Community Development Loan Committee, and the Joint Relief Funding Review Committee. Staff will continue to participate in these organizations as well as cooperate with and provide individual technical assistance to others.

Evaluate and Reduce Lead Hazards

Bryan has emphasized lead-based paint (LBP) counseling and awareness in all its programs. All Down Payment and Closing Cost assistance for pre-1978 properties in the first time homebuyer program requires LBP counseling as well as testing and remediation.

The City also maintains a continued focus on the hazards of lead-based paint and the need for lead-based paint testing of potential rehabilitation projects. Additionally, the City has continued to work with public service agencies caring for or providing services to children to reduce lead-based hazards in the community. Based on 2009 information from the Texas Department of State Health Services, 14 out of 1,164 Bryan children under the age of 15 years tested for elevated blood lead levels were found to have elevated levels, as shown in the following chart.

Zip Codes	Children Tested	Children Elevated
77801	259	7
77802	135	0
77803	583	6
77805	17	0
77806	14	0
77807	94	<5
77808	62	0
77881	0	0
Total	1164	14

The following strategies related to City of Bryan Community Development programs and projects are ongoing:

- Provide public information and education regarding lead-based paint.
- Integrate lead hazard evaluation and reduction activities into all housing activities.
- Provide training and certification opportunities for Community Development staff to manage lead-based paint impacted projects

Reduce Number of Poverty Level Families

The City continues to provide an antipoverty strategy that the Consolidated Plans of 1995-99, 2000-04, 2005-09, and 2010-14 support. That strategy has the following components:

- Expand the inventory of safe, decent, affordable dwellings available to low-income residents.
- Fund public service activities that enhance quality of life and encourage self-sufficiency for low-income residents.
- Create jobs for low-income residents. Provide assistance to businesses creating jobs that target low-income persons with an emphasis on living wage jobs.
- Fund activities allowing children to develop their maximum potential and leave the poverty environment.

As part of the 2010 Consolidated Action Plan, Bryan will fund the following activities, in addition to the housing activities described above, to address these goals:

Public Service Agency Funding (\$150,631.00):

1. **Bryan Parks and Recreation Neal Recreation Program (interdepartmental funding), \$4,000.00** - to provide for eligible operating expenses, including partial salaries for sports instructors (gymnastic, basketball, and swimming) and partial expenditures of a bus driver for a summer dribbler's program, gymnastics program, learn to swim and other appropriate year round activities for 200 unduplicated clients through the Bryan Parks and Recreation Division. This program has increased its level of services by adding additional programs such as softball, flag football and summer trips. This project addresses Priority 2 of the Non-Housing Community Development Plan of Bryan's 2010-14 Consolidated Plan. CDBG represents approximately 20% of this activity's funding for the requested program.
2. **Bryan Parks and Recreation Summer Camp Program (interdepartmental funding), \$45,000.00** - for eligible operating expenses for a summer recreational camp including partial salaries and benefits, supplies/training, equipment, transportation and field trips for low to moderate-income children. This program, offered in five Bryan parks located in low and moderate-income neighborhoods, provides educational, social, and recreational activities to approximately 625 unduplicated clients. This project addresses Priority 2 of the Non-Housing Community Development Plan of Bryan's 2010-14 Consolidated Plan. CDBG represents approximately 40% of this activity's funding for the requested program.
3. **Unity Partners dba Project Unity, Safe Harbour Supervised Visitation Program, \$25,000.00** - to provide for eligible operating expenses for the Safe Harbour program including personnel partial salary (\$18,376), fringe (\$1,406), space rental (\$2,718), and security (\$2,500). This program provides supervised visitation between non-custodial parent and children in a safe, child-friendly environment. Visitations are court ordered supervised visits under the supervision of trained staff and volunteers. Safe Harbour also provides parenting education, assists in the development of shared parenting plans, fathering support groups and case management services for fragile families. The program will serve an estimated 315 unduplicated clients. This project addresses Priority 2 of the Non-Housing Community Development Plan of Bryan's 2010-2014

Consolidated Plan. CDBG represents approximately 32% of this activity's funding for the requested program.

4. **Family Promise of Bryan-College Station, Family Support Services Program, \$20,000.00** - to provide for eligible operating expenses of contract labor for case management services for the Family Support Services Program. This program will extend case management services for 2 years following housing placement for their homeless clients. The services will include long range case management in the home to encourage the stability of the family after leaving the agency's short term emergency shelter program. A tracking system will be utilized to track outcomes of families for 2 years after the move out date. The program will serve an estimated 65 unduplicated clients during the program year. This project addresses Priority 2 of the Non-Housing Community Development Plan of Bryan's 2010-14 Consolidated Plan. CDBG represents 100% of this activity's funding for the requested program.
5. **Brazos County Rape Crisis Center Inc., dba Sexual Assault Resource Center, \$21,600.00-** to provide in-office direct aid counseling to victims of sexual assault and molestation by three part-time assistantship students from Texas A&M University Psychology Department (contracted services). The Sexual Assault Resource Center provides counseling, legal and medical information and preventive education classes on sexual abuse for citizens of the community. The program will serve an estimated 150 unduplicated low to moderate income clients during the contract year and is increasing its outreach services. This project addresses Priority 2 of the Non-Housing Community Development Plan of Bryan's 2010-14 Consolidated Plan. CDBG represents approximately 48% of this activity's funding for the requested program.
6. **Twin City Mission, Inc., the Bridge Shelter Case Manager/ Client Assistance Program, \$35,031.00-** to provide salary and benefits for the Bridge Shelter Case Manager and funds for the Client Assistance Program. The Case Manager counsels clients on goal planning, sustainability practices, and other supportive services which are all a part of the client assistance program. The client assistance program helps clients with identification, prescriptions, uniforms, education, and other services. The program will serve an estimated 575 unduplicated low to moderate income clients during the contract year. This project addresses Priority 2 of the Non-Housing Community Development Plan of Bryan's 2010-14 Consolidated Plan. CDBG represents 6% of this activity's funding for the requested program.

The City dissolved its revolving loan program in the 2005 program year because of a lack of qualified applicants within the parameters of the program. But, the City will continue to provide financial support to eligible economic development activities when possible for the City's Business Development Loan Program, Building Improvement Program, and Paint Program. All economic development activities are designed to improve and enhance the economic viability of businesses in Bryan by providing support through a variety of eligible activities. Economic development activities include providing financial and technical assistance to eligible new and expanding business enterprises located in Bryan that will create jobs for low and moderate-income persons through the Business Development Loan program. Priority is given to those businesses creating "living wage" jobs, jobs that provide benefits or provide opportunities for training or advancement. The Building Improvement Loan program provides loans for improvements to the façade of the building, to address code violations, for acquisition, inventory, or for the addition of working capital to businesses in the downtown area. All loans are reviewed and approved by the Loan Committee. The City will also continue to provide technical assistance through entrepreneurial development workshops targeting low-income persons. The Small Business Development Council provides these workshops, which are taught by local professional and business owners. It is expected that over 125 Bryan residents will receive business development training and counseling in 2009-10 through this program and additional programs offered through the Brazos Valley Council of Governments and the

Small Business Administration. The City also coordinates with the Brazos Valley Council of Governments, which has a Revolving Loan Fund Program with approximately \$200,000 in funds available to assist an estimate of 5-6 businesses with loans ranging from \$10,000-\$150,000.

The City will also fund \$203,565.00 (from CDBG) and \$47,186.00 (from HOME) for administrative expenses related to eligible administrative expenditures for the CDBG grant and HOME program. These programs include, but are not limited to, housing, public services, public facilities, financial management, LaSalle oversight management, demolition, acquisition, economic development, neighborhood preservation, and technical support.

Enhance Coordination between Public and Private Housing and Social Service Agencies

The Community Development Services Department of the City of Bryan is the lead agency for the Consolidated Plan and any subsequent Action Plans. Its staff will work closely with all recipients of funds through the 2010 Action Plan to achieve the stated results.

Housing Agencies: City staff will work with the Bryan Housing Authority, Brazos Valley Development Council, Texas Department of Housing and Community Affairs, HUD, the Brazos Valley Community Action Agency, Habitat for Humanity, Brazos Valley Affordable Housing Corporation, the Brazos Valley Coalition for the Homeless and other public and private entities to enhance program delivery. The City of Bryan continues to seek out qualified organizations to assist in becoming a CHDO. Elder-Aid, a CHDO, continues to work on elderly-assistance housing projects.

Social Service Coordination: Bryan and College Station, Texas, both entitlement communities, operate the Joint Relief Funding Review Committee, whose task is to review all CDBG public service funding applications for the two cities and provide the respective city councils with recommendations for the use of funds. This activity eliminates duplicate requests and provides a quality review of needs and resources for the larger Bryan-College Station community. Staff will also continue to work with individual agencies and coalitions to enhance communication and service delivery. Staff worked with the Brazos County Commission in establishing a model for the “tobacco fund dollars” and continues to provide technical assistance as needed for their funding process. Bryan provides technical assistance to public service agencies by providing review of grant applications, sources of funding streams, and workshops. Additional technical assistance is provided one on one.

The City of Bryan continues to work and serve on United Way’s 211 information and referral system committee. Needs and gaps continue to be those identified in the 2004 year by the Information and Referral Advisory Committee:

- Create greater awareness of available information and referral services;
- Coordinate existing services and maintain a comprehensive central database of health and human services information;
- Coordinate funding sources to streamline funds into a collaborative network; and
- Provide educational presentations on the viable usage of 211

The City will continue to assist in this process. Presently through this planning process, United Way’s 2-1-1 Texas is one of the 25 designated Area Information Centers (AIC) in the State of Texas I&R network and is the designated 2-1-1 Center for the Brazos Valley. The 2-1-1 designated non-emergency Information and Referral number has been operational since November 2002. United Way 2-1-1 estimates it will receive 46,000 calls in 2010 for community resource information. With a budget of \$375,000 this funding allows seven full time staff and one part time to provide I&R services via the telephone and in person; conduct outreach and education for the 7-county region; and serve as an Intern

Sit for the Texas A&M University Health Science Center's Nursing program. 2-1-1 Texas has more than 2,600 resources in the database to provide to community professionals and citizens. 2-1-1 Texas serves as the number of call for several community initiatives: 1) 2-1-1 schedules appointments for the Community Tax Center. 2) 2-1-1 sets appointments for firefighters to install smoke alarms through the fire Safety program. 3) 2-1-1 provides the intake for families registering for Christmas toys for Radio M.A.S.H. 4) 2-1-1 is the number to call to register for the State of Texas Special Needs Transportation Registry; in case of a disaster, citizens who are registered with the Registry are provided rescue services.

United Way conducts a regional assessment of health and human service needs every six years and is in the process of conducting that survey now. In July 2010, the results of the assessment will be presented at a Community Forum. Results will be available in the next report.

United Way continues to serve as the community-based organization seeking solutions to issues of concern for the community. Initiatives provided by United Way include:

- Kids Matter: The Kids Matter committee envisions a community where our children have the opportunity to thrive and grow into productive, happy and healthy adults. Current activities include: 1) Parents Matter- parent education conducted at the workplace. 2) What's in Your Wagon? - A Quick Reference Guide with resources aligned with the five areas of the Community of Promise. Resources are provided under the categories of: caring adults, job skills, opportunities to serve, healthy start, and effective education. 3) Early Learning- Kids Matter issued a Request For Proposal (RFP) in July 2009 for the purpose of soliciting partners who will further our mission of early learning and readiness for school by age 6. Research has proven that the single most important activity for eventual success in reading, is to read aloud to children. The outcomes from that proposal are:
 1. 5,552 bilingual books (English/Spanish) were distributed to 3,460 children, for which in over 50% of the cases, it was their very first book.
 2. Book reading concepts were taught to parents on : How to hold the books, how to read a book from front to back, proper page turning, labeling pictures, vocabulary building and recognizing shapes, colors, etc.
 3. Parents learned reading strategies such as, how to question their children during reading the books, how to predict outcomes, how to create stories by drawing and painting and how to 'pretend' after story time.
 4. Parents were provided guidelines on how and why it is important to read to their children.
- Families Matter: Families Matter envisions a community where families receive adequate support to become self-sufficient and successfully pursue their highest potential. Current activities include: 1) Assisting families to increase their income by providing free tax preparation and assistance in obtaining the Earned Income Tax Credit for those eligible families. Families saved over \$39,975 in tax preparation fees by going to the community tax center, as well as receiving all available credits due them, such as the Earned Income Tax Credit, Child Tax Credit, Making Work Pay Credit, etc. 2) Enrolling families in the Assets for Independence program, a program that provides asset building (for home ownership, furthering education and starting a small business) by matched savings (2:1) through an Individual Development Account (IDA), intensive case management and a 12-month educational program. Families also establish banking relationships, credit repair and debt reduction at this time. 3) "Fill Your Toolbox: Low-Cost Living in the Brazos Valley" is a booklet that provides individuals and families resources including, but not limited to, low-cost dining out, free family activities, resources for financial assistance, tips on lowering utility costs, selecting and finding affordable child care, health benefits, housing and much more. In 2009, Families Matter issued an RFP to non-profits who are providing financial education programs to increase the number of community members who

could receive financial literacy. Research shows that families who are more educated about their financial status can increase their capacity for financial stability.

- **Health and Safety Matter:** Health and Safety Matters envisions a Brazos Valley where all residents are confident of their safety and have access to a quality continuum of health care. Current activities include: 1) Promoting “iHealth”, a health records system that allows an individual to store their health information on an electronically secured website, which is then accessible anywhere in the world where there is internet service. 2) Through the Fire Safety and Smoke Alarm Project, 1,000 smoke alarms were installed in homes in high fire-risk neighborhoods in Bryan and College Station and homes that met eligibility criteria (income, elderly, disabled, high fire-risk neighborhoods, etc.). Fifty alarms for the deaf and hard of hearing were also installed. An RFP was issued in 2009 to community organizations for the purpose of ‘increasing healthy behaviors’ or ‘reducing risky behaviors’ in youth and adults. 6 awards were granted. Outcomes from the grant will be available in 2011.
- **Youth Leadership Cabinet (YLC):** The YLC focuses on students from Bryan and College Station ISDs, as well as Allen Academy. The forum provides leadership skills and an opportunity to service, with approximately 200 students participating in a local Day of Caring on their day off from school on Martin Luther King Day. Students additionally conduct fundraisers at their respective schools and then allocate these funds in the spring to United Way partners through an application process.

Staff also serves on the Unity Partners Executive Board, Community of Promise Board and Youth Summit Committee. The community-wide organization provides a forum for area non-profit providers to collaborate on reducing duplication of services, gain strength through collaborative grant writing efforts, attend workshops and seminars, and provide case management to families to encourage self-sufficiency.

Foster Public Housing Improvements and Resident Initiatives

The City reviewed and approved the Bryan Housing Authority’s 2010 Capital Fund Program (2010 Annual Plan and 5-Year Plan for fiscal years 2010-2014) for compliance with the City’s 5-Year Consolidated Plan. The 2009 grant is for \$488,681 with \$22,500 for management improvements, \$73,301.90 for administration, \$12,820.00 for fees and costs, \$106,212.00 site improvement and \$225,000.00 for dwellings. Bryan will also continue to work with the BHA to coordinate grant applications, to provide training, home counseling, and employment opportunities, and to assist the BHA Resident Council as appropriate. Bryan staff met with the BHA on May 26, 2010 to consult on ways both entities could collaborate and to identify needs specific to their population. The BHA keeps an occupancy rate of approximately 98%.

Program Specific Requirements

1. CDBG

- a. Description of activities to be funded through the 2010 Action Plan: See Activity descriptions.
- b. Funds expected to be available: The City will receive its 2010 CDBG allocation of \$1,017,828.00 effective October 1, 2010. The City will also generate approximately \$5,760 in CDBG program income during the 2010 program year. The primary source of this program income is past loan proceeds from CDBG economic development activities. Other miscellaneous program income will be generated by, but not limited to, housing activities. The City expects no surplus from urban renewal settlements, does not plan to participate in any float-funded activities, nor does it expect to return any funds to the line of credit.
- c. “Urgent Needs” activities—No urgent needs activities are planned.
- d. Owner-occupied housing rehabilitation activities (excludes minor rehabilitation) will consist of a maximum allowance of \$30,000, with a deferred loan (forgivable) up to \$30,000 and a

low interest loan for any amount over \$30,000 not to exceed \$30,000 for a period up to 10 years. A lien will be placed upon the property until the loan is paid. 100% recapture of the remaining undeterred amount of assistance provided with CDBG funds will be required upon resale, failure to maintain as homestead, refinance, or transfer of ownership. The loan may be assumed by an eligible low to moderate-income person (as defined by HUD) subject to prior written approval from City of Bryan CDS. The CDBG investment subject to recapture is based on the amount of CDBG assistance that enabled the owner to rehabilitate the dwelling unit. The recaptured funds must be used to carry out CDBG eligible activities. Owner occupied reconstruction activities will consist of a deferred loan (forgivable) up to a maximum \$30,000 with a lien placed upon the property until the loan is repaid. Recapture for the reconstruction program is the same as for the rehabilitation program. The maximum amounts may only be exceeded at the discretion of the CDS Manager to address extenuating circumstances for the applicant household or to meet a programmatic need. Policy changes were staff recommended to the Community Development Advisory Committee (CDAC), which discussed and approved the above changes. City Council conducted a workshop on the recommended changes and agreed with the CDAC's recommendations.

2. HOME

- a.** Funds expected to be available: The City will receive its 2010 HOME allocation of \$471,868.00 effective October 1, 2010. The City estimates \$55,000 in program income will be generated. Other Forms of Investment - The City will not engage in any form of investment using HOME funds that is not described under CFR 92.205 (b). The City estimates 10 minority households and 5 other households, totaling 15 expected to be assisted in becoming homeowners.
- b.** Corresponding with the Homebuyers Assistance of \$14,999 or less per purchase/client, the City will require a five year forgivable, deferred loan that is amortized over the affordability period and will result in a 20% reduction per year until the affordability is met. Recapture of the remaining prorated amount of assistance provided with HOME funds will be required upon resale, failure to maintain as homestead, or transfer of ownership during the affordability period. The HOME investment subject to recapture is based on the amount of HOME assistance that enabled the homebuyer to buy the dwelling unit. This is also the amount upon which the affordability period is based. This includes any HOME assistance that reduced the purchase price from fair market value to an affordable price, but excludes the difference between the total actual cost plus the market cost of producing the unit and the market value of the property (i.e., the development subsidy). The recaptured funds must be used to carry out HOME eligible activities.
- c.** Guidelines for Resale or Recapture for the HOME Funded Owner Occupied Housing Rehabilitation and Reconstruction Programs- The City will provide a maximum allowance of \$30,000 for rehabilitation, with a deferred, forgivable loan up to \$30,000 and a 0%- 3% interest loan for any amount over \$30,000 not to exceed \$30,000 for an affordability period of 10-15-Years, based upon the HOME subsidy level. The deferred, forgivable loan for the rehabilitation program shall be reduced on a prorated basis in equal amounts annually based upon the affordability period from the date the project is closed out in the IDIS system. For reconstruction activities, the City may provide funding not to exceed current 221(d)(3) limits through an owner participation program. Up to \$30,000 will be a deferred, forgivable loan. The owner participation portion will be a 0-3% interest loan for the period of years required to make the loan affordable to the client. A lien will be placed upon the property until the loan is repaid. The deferred, forgivable loan for the reconstruction program shall be reduced on a prorated basis in equal amounts annually based upon the affordability period from the date the project is closed in the IDIS system. The maximum amounts may only be exceeded at the discretion of the CDS Manager to address extenuating circumstances for the applicant

household or to meet a programmatic need. Recapture of the remaining prorated amount of assistance provided with HOME funds will be required upon resale, failure to maintain as homestead, refinance, or transfer of ownership. The loan may be assumed by an eligible low to moderate-income person (as defined by HUD) subject to prior written approval from the City of Bryan CDS. The HOME investment subject to recapture is based on the amount of HOME assistance that enabled the owner to rehabilitate or to reconstruct the dwelling unit. The recaptured funds must be used to carry out HOME eligible activities.

Program Monitoring

The Bryan Monitoring Plan will consist of three reviews:

1. Internal Review of City Programs:

Record keeping requirements for CDS programs and all forms used for program implementation constitute legal instruments. The City Attorney, prior to their use, will approve forms such as contracts. All other forms necessary for program use will be developed and approved by CDS staff. CDS staff will be responsible for maintaining accurate and complete files as required by HUD on each participant and recipient of assistance. In addition, staff will conduct reviews to determine compliance with all program requirements. Annual monitoring is done to ensure long term compliance, including but not limited to, checking to make sure the client/s have hazard insurance and verifying through Utilities that the home is owner occupied.

Activities that provide any type of housing assistance will be monitored for compliance with the Fair Housing and Equal Opportunities (FHEO) laws. Bryan consistently updates strategies to monitor efforts to affirmatively further Fair Housing. Bryan will be seeking technical assistance from HUD FHEO staff in the strategy development and will use that strategy in monitoring all housing sub-recipients. On-site inspections are done at the beginning of each housing project (rehabilitation, reconstruction, down payment assistance) to ensure code compliance.

Bryan shall meet all requirements set forth by the Office of Management and Budget and shall comply with the requirements and standards of OMB Circular Nos. A-87 and A-133, and with the applicable sections of 24 CFR Part 85. An independent audit is conducted annually to ensure that CDBG funds are used in accordance with program requirements.

2. Sub-recipient Monitoring:

Monitoring sub-recipients provides a basis for assessing a program's operations and identifying concerns. A secondary goal of monitoring is to obtain ongoing data for use in determining program achievement. Evaluations will summarize monitoring findings and program goals, and will measure progress towards those goals during the provision of services. All sub-recipients will be monitored at least once per year on-site and quarterly in-house. Bryan has responsibility for overall CDBG performance and Consolidated Plan compliance, including the performance of its sub-recipients. Clear record keeping requirements for sub-recipients are essential to grant accountability. Responsibility for maintaining many of the records is assigned to the sub-recipient, including responsibility for documenting activities with special requirements. Bryan serves as the grantee and contracts with sub-recipient organizations to provide services to low-income citizens. The contract details the services provided and a concise statement of conditions, requirements, and performance criteria. The City Attorney prior to execution shall approve the contract.

3. Review of Other Entities' Compliance with Consolidated Plan Strategies:

Bryan shall meet all HUD requirements for Consolidated Plan compliance and will review all relevant funding proposals for consistency with consolidated Plan strategies.

VIII. City of Bryan 2010 Action Plan Proposed Projects/Activities

CDBG

Priority Summary & Leveraging Information

Proposed CDBG Projects: Relation to 2010-14 Consolidated Plan and funds leveraged:

The 2010 Consolidated Action Plan proposes the following projects be undertaken to benefit low and moderate-income persons and to eliminate blighting influences. To promote livability, proposed activities are examined with regards to appropriateness of land use, adequate infrastructure, access and transportation options. These funds will become available October 1, 2010. Because Bryan is a HOME entitlement city, the proposed uses of these funds are listed separately.

Proposed CDBG Projects

Total CDBG Allocation: \$1,017,828.00

1. **Homeowner Housing Assistance, \$553,632.00** - This project addresses potentially Priorities 1-6, and specifically Priorities 3 & 4 of the Affordable Housing Plan of Bryan's 2010-14 Consolidated Plan. CDBG Funds are the primary source of funding. Recipients are asked to contribute and/or obtain private funding as appropriate. CDBG represents 99% of activity funds. Funds will provide up to 17 families housing assistance in the form of infrastructure, new development, rehabilitation/replacement, handicap accessibility, minor repair, down payment assistance, acquisition, technical assistance to developers, staff and other related costs necessary to carry out CDBG Program activities (Outcome objective: decent housing availability/accessibility).
2. **Administration, \$203,565.00** - Administrative expenses related to administration of CDBG and HOME programs. These programs include, but are not limited to, housing programs, public service agency funding project management, public facility project management, neighborhood preservation program, and economic development program. Total funds administered by Department during 2010-11 are estimated to be \$1,550,456.00. Provide technical or financial support for code enforcement violations to encourage maintenance of structures in compliance with City ordinances and community appearance standards, and removal of dilapidated structures.
3. **Clearance/Demolition, \$50,000.00** - to provide for the demolition of dilapidated, abandoned and deteriorating structures by spot blight and/or removal of deteriorated structures in order for housing to be built for low and moderate income persons. Provide technical or financial support for citizens regarding structural code enforcement violations to encourage maintenance of houses in compliance with City ordinances and community appearance standards. CDBG represents 100% of activity funds. Funds will provide for the clearance of 5 structures, including all related costs necessary to carry out the CDBG program. This project addresses Priority 3 and Priority 4 of the Affordable Housing Plan of Bryan's 2010-14 5-Year Consolidated Plan: (Outcome objective: decent housing availability/accessibility).
4. **Acquisition, \$60,000.00** - to provide for the acquisition of property to be used to build housing for low and moderate income persons and/or for the acquisition of property located outside a designated slum/blight area and the acquisition is prerequisite for clearance which will eliminate specific conditions of blight or physical decay on a spot basis. Technical and/or financial support will be provided to private non-profit or for-profit developers of affordable housing to acquire affordable property to increase housing stock for targeted populations. Funds will provide for the acquisition of 1-2 properties or additional properties if feasible, including all related costs necessary to carry out the CDBG program. This project addresses Priority 2 and 3 of the 2010-2014 5-Year Consolidated Plan Outcome objective: decent housing availability/accessibility.

5. Public Service Agency Funding (\$150,631.00):

- a. Bryan Parks and Recreation Neal Recreation Program (interdepartmental funding), \$4,000.00** - to provide for eligible operating expenses, including partial salaries for sports instructors (gymnastic, basketball, and swimming) and partial expenditures of a bus driver for a summer dribbler's program, gymnastics program, learn to swim and other appropriate year round activities for 200 unduplicated clients through the Bryan Parks and Recreation Division. This program has increased its level of services by adding additional programs such as softball, flag football and summer trips. This project addresses Priority 2 of the Non-Housing Community Development Plan of Bryan's 2010-14 Consolidated Plan. CDBG represents approximately 20% of this activity's funding for the requested program, (Outcome objective codes: suitable living environment, availability/accessibility).
- b. Bryan Parks and Recreation Summer Camp Program (interdepartmental funding), \$45,000.00** - for eligible operating expenses for a summer recreational camp including partial salaries and benefits, supplies/training, equipment, transportation and field trips for low to moderate-income children. This program, offered in five Bryan parks located in low and moderate-income neighborhoods, provides educational, social, and recreational activities to approximately 625 unduplicated clients. This project addresses Priority 2 of the Non-Housing Community Development Plan of Bryan's 2010-14 Consolidated Plan. CDBG represents approximately 40% of this activity's funding for the requested program, (Outcome objective codes: suitable living environment, availability/accessibility).
- c. Unity Partners dba Project Unity, Safe Harbour Supervised Visitation Program, \$25,000.00** - to provide for eligible operating expenses for the Safe Harbour program including personnel partial salary (\$18,376), fringe (\$1,406), space rental (\$2,718), and security (\$2,500). This program provides supervised visitation between non-custodial parent and children in a safe, child-friendly environment. Visitations are court ordered supervised visits under the supervision of trained staff and volunteers. Safe Harbour also provides parenting education, assists in the development of shared parenting plans, fathering support groups and case management services for fragile families. The program will serve an estimated 315 unduplicated clients. This project addresses Priority 2 of the Non-Housing Community Development Plan of Bryan's 2010-2014 Consolidated Plan. CDBG represents approximately 32% of this activity's funding for the requested program, (Outcome objective codes: suitable living environment, availability/accessibility).
- d. Family Promise of Bryan-College Station, Family Support Services Program, \$20,000.00** - to provide for eligible operating expenses of contract labor for case management services for the Family Support Services Program. This program will extend case management services for 2 years following housing placement for their homeless clients. The services will include long range case management in the home to encourage the stability of the family after leaving the agency's short term emergency shelter program. A tracking system will be utilized to track outcomes of families for 2 years after the move out date. The program will serve an estimated 65 unduplicated clients during the program year. This project addresses Priority 2 of the Non-Housing Community Development Plan of Bryan's 2010-14 Consolidated Plan. CDBG represents 100% of this activity's funding for the requested program. (Outcome objective codes: suitable living environment, availability/accessibility).
- e. Brazos County Rape Crisis Center, Inc. dba Sexual Assault Resource Center, \$21,600.00** - to provide in-office direct aid counseling to victims of sexual assault and molestation by three part-time assistantship students from Texas A&M University

Psychology Department (contracted services). The Sexual Assault Resource Center provides counseling, legal and medical information and preventive education classes on sexual abuse for citizens of the community. The program will serve an estimated 150 unduplicated low to moderate income clients during the contract year and is increasing its outreach services. This project addresses Priority 2 of the Non-Housing Community Development Plan of Bryan's 2010-14 Consolidated Plan. CDBG represents approximately 48% of this activity's funding for the requested program (Outcome objective codes: suitable living environment, availability/accessibility).

- f. **Twin City Mission, Inc., the Bridge Shelter Case Manager/ Client Assistance Program, \$35,031.00-** to provide salary and benefits for the Bridge Shelter Case Manager and funds for the Client Assistance Program. The Case Manager counsels clients on goal planning, sustainability practices, and other supportive service which are all a part of the client assistance program. The client assistance program helps clients with identification, prescriptions, uniforms, education, and other services. The program will serve an estimated 575 unduplicated low to moderate income clients during the contract year. This project addresses Priority 2 of the Non-Housing Community Development Plan of Bryan's 2010-14 Consolidated Plan. CDBG represents 6% of this activity's funding for the requested program (Outcome objective codes: suitable living environment, availability/accessibility).

HOME

Bryan's 2010 HOME allocation is \$471,868.00. It is anticipated that \$55,000.00 in program income will also be available during the 2010 program year. All funds are used for eligible housing programs and meet all required federal regulations. To promote livability, proposed activities are examined with regards to appropriateness of land use, adequate infrastructure, access and transportation options. Projects for the 2010 year include:

HOME Projects- Relation to 2010-14 Consolidated Plan and funds leveraged:

Proposed HOME Projects

Total HOME Allocation: \$471,868.00

1. **Home Owner Assistance, \$193,900.00-** This project potentially addresses Priorities 1-6, and specifically Priorities 2-4 of the Affordable Housing Plan of Bryan's 2010-14 Consolidated Plan with 1 family targeted citywide. The City anticipates \$55,000 in program income for the HOME program, (Outcome objectives: decent housing/sustainability).
2. **Down Payment Assistance, \$160,000.00** - This project addresses Priority 5 of the Affordable Assistance Housing Plan of Bryan's 2010-14 Consolidated Plan with 15 families targeted citywide (Outcome objectives: decent housing/affordability).
3. **Community Housing Development Organizations (CHDO), \$70,782.00** - This project potentially addresses items 1-5 of the Affordable Housing Plan of Bryan's Consolidated Plan with one CHDO targeted, (Outcome objectives: decent housing/affordability).
4. **Administration, \$47,186.00** – No priority assigned.

Potential funding matches:

- **Down Payment Assistance** - Down payment, closing cost and /or principal buy-down assistance using municipal funds in an effort to assist low-income homebuyers.
- **Property Donations** - Donation of City-owned property to facilitate affordable housing projects. Value not yet established.
- **Non-profit Resources** - Volunteer help (sweat equity), and other documented non-profit contributions will be leveraged to accommodate affordable housing options. Value not yet established.

- **General Fund Match** - for administrative costs for the Community Development Services Manager and Assistant Manager positions.

The City's match requirement has been waived. Estimated HOME leveraging is anticipated to be \$2.1 million.

IX. Programs to which other entities are expected to apply include:

PROGRAM	ANTICIPATED APPLICANTS
Continuum of Care Grant (HUD)	BVCH, Twin City Mission (TCM) (lead agency)
Emergency Shelter Grant Program-TDHCA	TCM-the Bridge & Phoebe's Home
HOME-TDHCA	Brazos Valley Council of Governments (BVCOG)
FEMA	TCM-The Bridge
Texas Department for Family and Protective Services	TCM –Youth & Family Services STAR Program
Texas Health and Human Services Commission-Family Violence Program	TCM –Phoebe's Home
Victim's Assistance Discretionary Grant Program–State Office of the Attorney General	TCM –Phoebe's Home
Texas Dept. of Assistance and Rehabilitative Services; TXDOT-TIBH	Junction 5-0-5
Housing Choice Vouchers	BVCOG and Bryan Housing Authority (BHA)
HUD Drug Elimination funds	BHA
Public Housing Development	BHA
Public Housing CIAP	BHA
Public Housing Comprehensive Grant Program	BHA
Family Self-Sufficiency	BVCOG
Hope for Elderly Independence	BVCOG
Texas Housing Trust Fund	BVCOG
Special Governor's Funds	BVCOG
Region 6	BVCOG
Dept. of Labor	BVCOG
Texas Workforce Commission	BVCOG
HOPWA	BVCOG: Unity Partners, dba Project Unity
HRSA Bureau of Primary Health Care/FQHC	Brazos Valley Community Action Agency (BVCAA)
PHC, Title V, X and XX programs, TDH/DSHS	BVCAA
Tobacco Fund	Brazos Valley Council on Alcohol & Substance Abuse (BVCASA)
TDADA	BVCASA
Texas Department of Criminal Justice	BVCASA
Texas Department of Family and Protective and Services for the Texas Families: Together and Safe Program and DSHS	United Partners d.b.a. Project Unity
Texas OAG	Unity Partners d.b.a. Project Unity
HOLT Foundation	Salvation Army
Title V (Texas Dept. of Health)	Prenatal Clinic
Children's Advocacy Center of Texas	Scotty's House
National Children's Alliance	Scotty's House
VOCA	Scotty's House and TCM Phoebe's Home
The Sprague Foundation	Hospice Brazos Valley
Early Childhood Intervention	MHMR
Intermediate Care for the Mentally Retarded	MHMR
Department of Aging and Disability	MHMR
TCOOMMI & DSHS Substance Abuse, DARS	MHMR
Texas Department of State Health Services	Brazos County Health Department

X. Appendix

A. Continuum of Care Discharge Planning Policy Chart

Publicly Funded Institution(s) or System(s) of Care in CoC Geographic Area	None	Initial Discussion	Protocol in Development	Formal Protocol Finalized	Formal Protocol Implemented
Foster Care	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Health Care	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Mental Health	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Corrections	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
<p>Foster Care: Case managers within the Texas Department for Family and Protective Services – Child Protective Services (the state’s foster care system) – hold the first-line responsibility for ensuring that there is a specific plan in place for each youth who leaves the system. This plan includes naming a housing or placement destination which will allow the problem-free transition from state supervision to private supervision. The plan also takes the health, growth and well being of the youth into account. Similarly, TDPRS case workers must complete several follow-up interviews, assuring the youth has the necessary shelter, family and stability needed to achieve a stable lifestyle and successful future. For foster care youth who age-out of the state foster care system, TDPRS social workers provide a fairly comprehensive plan which gives the young adult access to many of his/her options such as educational and vocational opportunities, financial options and available mental health and substance abuse services. All options are designed to ensure the young adult matures and develops without the immediate threat of homelessness.</p>					
<p>Health Care: Area healthcare facilities (St. Joseph’s Regional Health Center and the College Station Medical Center) have policies in place ensuring persons discharged from their facilities will receive assistance from their appointed case management staff in obtaining appropriate placement to fit the patient's individualized needs. Each policy assures that, to the best of the ability of the discharging entity, released patients will not be discharged into homelessness but to a state, federal, emergency or transitional facility. Homeless service providers and other social service providers regularly collaborate with discharge staff from these facilities to identify placements for patients that are most suited for their needs and that do not result in the patient becoming homeless.</p>					
<p>Mental Health: The State of Texas contracts with Mental Health Mental Retardation Authority of Brazos Valley to ensure newly discharged patients have a place to go or reside, thereby minimizing the potential of patients being discharged onto the street and into a state of homelessness. Brazos Valley Mental Health and Mental Retardation Authority developed a comprehensive plan for patients to be discharged, networking with existing family, state-funded community agencies and with the patient. This plan includes where the patient will live, whether with family, in a basic care facility, adult foster care facility, and an independent living facility or in a nursing home. The plan also coordinates with supporting people, entities and agencies (like local, state or governmental agencies) to provide ongoing stability and support services. This synergy of efforts help ensures the patient is transitioned into a supportive system that takes their well being into account.</p>					

Corrections:* In the United States Federal Bureau of Prisons (BOP) system, inmates are required to go through a pre-release program with discharge planners; this ensures the inmate has a smooth transition from institutional life back into their respective communities. When inmates complete the program and are discharged from the federal prison system, they are typically released to their sentencing districts in order to meet with their parole officers or case managers. A personalized plan assists the inmate with their specific needs, and utilizes local agencies and service providers to help address those needs.

The Texas Department of Criminal Justice (TDCJ) - Correctional Institutions Division utilizes a similar protocol for the discharge of Texas prison inmates. TDCJ's discharge procedures also focus on ensuring the inmates transition into the community as smoothly as possible. Every effort is taken to assure inmates being discharged do not experience homelessness upon release. Institution staff members, community service providers and the inmate work as a team to obtain necessary services to sustain a productive lifestyle in the local community.

The Texas Youth Commission (TYC), a state correctional institution for juvenile offenders, discharges youth in accordance with the Texas Administrative Code, Title 37 Part 3 Section 85. If the youth is not being discharged to serve out their sentence to TDCJ as an adult, TYC will follow a similar protocol for release, as does TDCJ for discharged inmates. The caseworkers assigned to the discharged youth make every effort to release the youth back to the homes from which they came. If that is not possible, for whatever reason, the caseworker will ensure the youth is released into a home-like setting or group home.

The local county jail systems, while not having a written policy regarding the discharge of inmates back into the community, make every effort to guarantee released inmates do not enter into immediate homelessness. Released inmates who have no family or guardian are offered transportation to a local shelter, another community, or taken to the local Salvation Army office for assistance in finding shelter, food, clothing, or in finding a solution to any other issues they might have. A significant step taken by the local MHMR Authority has been its collaboration with numerous local correctional entities to establish a comprehensive Jail Diversion plan for mentally ill clients which helps eliminate these clients ending up in jail and then homeless.

*Please note that "corrections" category refers to local jails and state or federal prisons.

B. Table 1A- Homeless and Special Needs Population

Continuum of Care: Housing Gap Analysis Chart

	Housing Type	Current Inventory (Beds)	Under Development (Beds)	Unmet Need/Gap (Beds)
Individuals	Emergency Shelter	134	8	87
	Transitional Housing	100	0	12
	Permanent Supportive Housing	25	0	35
	Total	259	8	134
Persons in Families with Children	Emergency Shelter	51	0	27
	Transitional Housing	63	0	50
	Permanent Supportive Housing	0	0	194
	Total	114	0	271

C. CoC Point-in-Time Homeless Population and Subpopulations Chart

Indicate the last point-in-time count:			1/22/2009	
Part 1: Homeless Population	Sheltered		Unsheltered	Total
	Emergency	Transitional		
1. Number of persons with dependent children	7	13	1	21
1a. Total number of persons in these households (adults and children)	34	37	3	74
2. Number of households without dependent children **	163	28	82	273
2a. Total number of persons in these households	163	30	82	275
Total persons (add lines 1a and 2a)	197	67	85	349
Part 2: Homeless Subpopulations	Sheltered		Unsheltered	Total
a. Chronically Homeless	483		26	509
b. Severely Mentally Ill	14		5	19
c. Chronic Substance Abuse	69		3	72
d. Veterans	10		1	11
e. Persons with HIV/AIDS	1		*	1
f. Victims of Domestic Violence	25		3	28
g. Unaccompanied Youth (under 18)	0		*	0

D. Table 1B-Special Needs (Non-homeless) Populations

SPECIAL NEEDS SUB-POPULATIONS	Priority Need Level (H-high, M-medium, L-low)	Unmet Need
Elderly	M	See narratives
Frail Elderly	M	See narratives
Severe Mental Illness	M	See narratives
Developmentally Disabled	M	See narratives
Physically Disabled	M	See narratives
Persons w/ Alcohol/Other Drug Addictions	M	See narratives
Persons w/HIV/AIDS	M	See narratives
Victims of Domestic Violence	M	See narratives

E. Continuum of Care Planning Process Organizations Chart

	Specific Names of All CoC Organizations	Geographic Area Represented	Subpopulations Represented, if any* (no more than 2 per organization)	
PUBLIC SECTOR	STATE GOVERNMENT AGENCIES			
	Department of State Health Services	Grimes County	HIV/AIDS	SA
	Department of Family Protective Services: Adult Protective Services/Child Protective Services	Brazos, Burleson, Grimes, Leon, Madison, Milam, Robertson and Washington counties	Y	
	Texas Veteran's Commission	Brazos, Burleson, Grimes, Leon, Madison, Milam, Robertson and Washington counties	VET	
	LOCAL GOVERNMENT AGENCIES			
	City of Bryan Community Development Services Department	Bryan, Texas	N/A	
	City of College Station Economic & Community Development Dept.	College Station, Texas	N/A	
	Brazos Valley Council of Governments – Section 8 Housing Choice Voucher Program	Brazos, Burleson, Grimes, Leon, Madison, Milam, Robertson and Washington counties	N/A	
	Brazos County Health Department	Brazos County	N/A	
	SCHOOL SYSTEMS / UNIVERSITIES			
	Bryan ISD	Bryan, Texas	Y	
	Project Head Start	Bryan and College Station, Texas	Y	
	College Station ISD	College Station, Texas	Y	
	LAW ENFORCEMENT / CORRECTIONS			
	Bryan Police Department	Bryan, Texas	N/A	
	College Station Police Department	College Station, Texas	N/A	
PRIVATE SECTOR	NON-PROFIT ORGANIZATIONS			
	Twin City Mission, Inc.	Brazos, Burleson, Grimes, Leon, Madison, Milam, Robertson and Washington counties	DV	Y
	MHMR Authority of Brazos Valley	Brazos, Burleson, Grimes, Leon, Madison, Milam, Robertson and Washington counties	SMI	Y
	Brazos Food Bank	Brazos, Burleson, Grimes, Leon, Madison, Milam, Robertson and Washington counties	N/A	
	Health For All Clinic, Inc.	Brazos, Burleson, Grimes, Leon, Madison, Milam, Robertson and Washington counties	HIV/AIDS	SMI
	Brazos Valley Council on Alcohol and Substance Abuse (BVCASA)	Brazos, Burleson, Grimes, Leon, Madison, Milam, Robertson and Washington counties	SA	
	Elder Aid and Lena Mae Foundation	Brazos, Burleson, Grimes, Leon, Madison, Robertson and Washington counties	N/A	
	Genesis House	Brazos, Burleson, Grimes, Leon, Madison, Robertson and Washington counties	Y	
	United Way – 211	Brazos, Burleson, Grimes, Leon, Madison, Milam, Robertson and Washington counties	N/A	
	Brazos Valley Affordable Housing Corporation	Brazos, Burleson, Grimes, Leon, Madison, Milam, Robertson and Washington counties	N/A	
	Everyday Life	Bryan, Texas	Y	

	FAITH-BASED ORGANIZATIONS			
	Ecclesia Ministries, Texas	Bryan, Texas	N/A	
	Catholic Charities	Brazos, Burleson and Robertson counties	N/A	
	Embrace Brazos Valley, Inc.	Brazos, Burleson, Grimes, Leon, Madison, Milam, Robertson and Washington counties	SMI	SA
	First United Methodist Church of Brenham and Faith Mission	Brazos, Burleson, Grimes, Leon, Madison, Milam, Robertson and Washington counties	N/A	
	Family Promise	Brazos County	N/A	
	BUSINESSES (BANKS, DEVELOPERS, BUSINESS ASSOCIATIONS, ETC.)			
	Community Solutions	Brazos, Burleson, Grimes, Leon, Madison, Milam, Robertson and Washington counties	N/A	
	OTHER COMMUNITY AFFILIATES			
	Bryan Housing Authority	Brazos	N/A	
	Centerville Housing Authority	Leon	N/A	
	Navasota ISD	Grimes County	Y	
	Brenham ISD	Washington County	Y	
	Caldwell ISD	Burleson County	Y	
	Crisis Intervention Team	Brazos County	N/A	
	Project Unity	Brazos, Burleson, Grimes, Leon, Madison, Milam, Robertson and Washington counties	N/A	
	Brazos Valley Community Action Agency (BVCAA): AIDS Services, Federally Qualified Health Center (FQHC), Brazos Transit	Brazos, Burleson, Grimes, Leon, Madison, Milam, Robertson and Washington counties	HIV/AIDS	VET
	Freedom Hill (Halfway House)	Brenham, Texas and Washington County	SA	
	UMC Lee Chapel	Brazos County	N/A	
	The Lighthouse	Brazos County	DV	
	Unitarian Universalism Church of Brazos Valley	Brazos Valley	N/A	
	A&M United Methodist Church	College Station, Texas	N/A	
	Room For Us All	Brazos, Burleson, Grimes, Leon, Madison, Milam, Robertson and Washington counties	N/A	
	Blinn College of Nursing	Brazos County	HIV	SA
	Timothy Halbrook and Donnie Holland	Brazos County	N/A	
	Community of Promise	Brazos County	Y	

F. Continuum of Care: 10-Year Plan, Objectives, and Action Steps Chart

Objectives to End Chronic Homelessness <u>and</u> Move Families and Individuals to Permanent Housing	2010-2011 Local Action Steps	Lead Person	Baseline (Current Level)	Numeric Achievement in 12 months	Numeric Achievement in 5-Years	Numeric Achievement in 10 years
	How are you going to do it? List action steps to be completed within the next 12 months.	List name and title or organization of one person responsible for accomplishing each action step.				
1. Create new PH beds for chronically homeless persons.	1. Contact agencies with an interest in applying for PH funding;	Brazos Valley Homeless Coalition Chair, Alsie Bond	0	22	24	26
	2. Coordinate training on PH funding sources, and					
	3. Create 22 new beds for chronically homeless.	Twin City Mission, Inc. Doug Weedon and Embrace Brazos Valley, Joe Montgomery				
2. Increase percentage of homeless persons staying in PH over 6 months to at least 77%.	1. Increase support, case management, and public service referrals provided to clients in PH, and	Twin City Mission, Inc. Steven Bethea	0	0	0	0
	2. Develop a support team of Coalition members to reduce obstacles to clients' success in PH.	Brazos Valley Homeless Coalition Chair, Alsie Bond				
3. Increase percentage of homeless persons moving from TH to PH to at least 65 %.	1. Conduct evaluation of Transitional Housing programs and contact agencies working with homeless persons, focusing on maintaining current successful practices, and	Twin City Mission, Inc. CFO Doug Weedon	64%	66 %	68%	70%
	2. Ensure that case management services and follow-up support are strong enough to help TH participants obtain and maintain PH.	Brazos Valley Homeless Coalition CFO Doug Weedon				
4. Increase percentage of homeless persons employed at exit to at least 20%.	1.Continue coordination with local Workforce Board to address employment needs of homeless and increase access to local employment programs, and	Twin City Mission, Inc. CEO Doug Weedon	36%	38%	43 %	48%
	2. Host job/skills training workshops each year to enhance employability.	Faith Mission, J.D. Young				
5. Decrease the number of homeless households with children.	1. Collaborate with agencies and organizations to expand housing opportunities to homeless families with children, and	Twin City Mission, Inc. Steven Bethea	6	4	2	2
	2. Develop a program that specifically targets this population.					
Other CoC Objectives in 2010			Lead Person(s)		Timelines	
1. Continue to meet CoC HMIS requirements by following established HMIS policies/protocols, monitoring compliance with Data Standards, and reporting accurate, reliable data in SuperNOFA and Annual Homeless Assessment Report (AHAR).			Brazos Valley Homeless Coalition Chair, Alsie Bond and Twin City Mission, Inc. Sandra Hoeschler		Complete by September 2011	
2. Incorporate Homeless Emergency Assistance and Rapid Transition to Housing (HEARTH) Act of 2009 changes into by-law and committee responsibilities.			Brazos Valley Homeless Coalition Chair, Alsie Bond		Complete by December 2010	
3. Coordinate with agencies to conduct bi-annual Point-In-Time Homeless population and subpopulation count.			Brazos Valley Homeless Coalition Chair, Alsie Bond		Complete by January 2011	
4. Provide for CoC quarterly achievement reports.			Brazos Valley Homeless Coalition Chair, Alsie Bond		Complete by September 2011	

G. Continuum of Care Housing Activity Chart-Emergency Shelters

Emergency Shelter: Fundamental Components in CoC System – Housing Inventory Chart													
Provider Name	Facility Name* *Place an asterisk after the facility name if it receives HUD McKinney-Vento dollars.	HMIS Part. Code	Number of Year-Round Beds in HMIS		Geo Code ☒	Target Pop		Year-Round			Total Year-Round Beds	Other Beds	
						A	B	Fam. Units	Fam. Beds	Indiv. Beds		Seasonal	O/V*
Current Inventory (Available for Occupancy on or before Jan. 31, 2010)			Ind.	Fam.									
Twin City Mission, Inc.	Phoebe's Home*	C	0	18	480738	SFHC	DV	17	18	27	45	0	1
Emmanuel Baptist Church	Emmanuel Lighthouse	C	0	0	480738	SF		0	0	6	6	0	0
Faith Mission	Faith Mission	C	23	5	489477	SMF+H C	-	5	19	23	42	0	9
Twin City Mission, Inc.	The Bridge* men's beds-48 and women's 12 beds, family 4 beds	C	60	4	480738	SMF+H C	VET HIV/ AIDS	7	14	78	92	0	0
SUBTOTALS:			83	27	SUBTOTAL CURRENT INVENTORY:			29	51	134	185	0	10
New Inventory			Ind.	Fam.									
N/A													
SUBTOTALS:			0	0	SUBTOTAL NEW INVENTORY:			0	0	0	0	0	0
Inventory Under Development (Available for Occupancy after Jan. 31, 2010)			Anticipated Occupancy Date										
Emmanuel Baptist Church	Building new 4 bedroom house for homeless women					SF				8	8		
SUBTOTAL INVENTORY UNDER DEVELOPMENT:								0	0	8	0	0	0
Unmet Need								34	27	87	148	40	24
UNMET NEED TOTALS:													
Total Year-Round Beds—Individuals					Total Year-Round Beds—Families								
1. Total Year-Round Individual Emergency Shelter (ES) Beds:			134		6. Total Year-Round Family Emergency Shelter (ES) Beds:							51	
2. Number of DV Year-Round Individual ES Beds:			27		7. Number of DV Year-Round Family ES Beds:							18	
3. Subtotal, non-DV Year-Round Individual ES Beds (Line 1 minus Line 2):			107		8. Subtotal, non-DV Year-Round Family ES Beds (Line 6 minus Line 7):							33	
4. Total Year-Round Individual ES Beds in HMIS:			83		9. Total Year-Round Family ES Beds in HMIS							27	
5. HMIS Coverage—Individual ES Beds (Divide Line 4 by Line 3 and multiply by 100. Round to a whole number):			78 %		10. HMIS Coverage—Family ES Beds (Divide Line 9 by Line 8 and multiply by 100. Round to a whole number):							82 %	

*In the column labeled "O/V," enter the number of Overflow and Voucher Beds

H. Continuum of Care Housing Activity Chart- Transitional Housing

Transitional Housing: Fundamental Components in CoC System – Housing Inventory Chart

Provider Name	Facility Name* <small>*Place an asterisk after the facility name if it receives HUD McKinney-Vento dollars.</small>	HMIS Part. Code	Number of Year-Round Beds in HMIS		Geo Code ☒	Target Pop		Year-Round			Total Year-Round Beds				
						A	B	Fam. Units	Fam. Beds	Indiv. Beds					
Current Inventory			Ind.	Fam.											
Twin City Mission, Inc.	The Haven Apartments* (changes based on funding)	PA	60	20	481104	SMF+H C		4	16	40	60				
Twin City Mission, Inc.	Supportive Housing*	PA	18	30	480738	SMF+H C		6	30	18	54				
Twin City Mission, Inc.	Transitions*	PA	42	17	480738	SMF+H C		3	17	42	62				
SUBTOTALS:			120	67	SUBTOTAL CURRENT INVENTORY:			13	63	100	176				
			Ind.	Fam.											
N/A															
SUBTOTALS:					SUBTOTAL NEW INVENTORY:										
Inventory Under Development			Anticipated Occupancy Date												
N/A															
SUBTOTAL INVENTORY UNDER DEVELOPMENT:															
Unmet Need								UNMET NEED TOTALS:				10	50	12	62
Total Year-Round Beds—Individuals					Total Year-Round Beds—Families										
1. Total Year-Round Individual Transitional Housing Beds:		100	6. Total Year-Round Family Transitional Housing Beds:		63										
2. Number of DV Year-Round Individual TH Beds:		0	7. Number of DV Year-Round Family TH Beds:		0										
3. Subtotal, non-DV Year-Round Individual TH Beds (Line 1 minus Line 2):		100	8. Subtotal, non-DV Year-Round Family TH Beds (Line 6 minus Line 7):		63										
4. Total Year-Round Individual TH Beds in HMIS:		120	9. Total Year-Round Family TH Beds in HMIS:		67										
5. HMIS Coverage—Individual TH Beds (Divide Line 4 by Line 3 and multiply by 100. Round to a whole number):		83 %	10. HMIS Coverage—Family TH Beds (Divide Line 9 by Line 8 and multiply by 100. Round to a whole number):		94%										

I. Continuum of Care Housing Activity Chart- Permanent Supportive Housing

Permanent Supportive Housing*: Fundamental Components in CoC System – Housing Inventory Chart												
Provider Name	Facility Name *Place an asterisk after the facility name if it receives HUD McKinney-Vento dollars.	HMIS Part. Code	Number of Year-Round Beds in HMIS		Geo Code <input type="checkbox"/>	Target Pop.		Year-Round			Total Year-Round Beds	
						A	B	Fam. Units	Fam. Beds	Indiv./CH Beds		
Current Inventory (Available for Occupancy on or before Jan. 31, 2010)			Ind.	Fam.								
Twin City Mission The Bridge Permanent Beds	12 men and 8 women long term permanent		20							20	20	
Twin City Mission	Scattered Sites		5							5	5	
SUBTOTALS:			25	0	SUBTOTAL CURRENT INVENTORY:			0	0	25	25	
New Inventory			Ind.	Fam.								
N/A												
SUBTOTALS:					SUBTOTAL NEW INVENTORY:							
Inventory Under Development			Anticipated Occupancy Date									
N/A												
			SUBTOTAL INVENTORY UNDER DEVELOPMENT:									
Unmet Need						UNMET NEED TOTALS:			52	194	35	229
Total Year-Round Beds—Individuals			Total Year-Round Beds—Families									
1. Total Year-Round Individual Permanent Housing Beds:		25	6. Total Year-Round Family Permanent Housing Beds:		N/A							
2. Number of DV Year-Round Individual PH Beds:		0	7. Number of DV Year-Round Family PH Beds:		N/A							
3. Subtotal, non-DV Year-Round Individual PH Beds (Line 1 minus Line 2):		25	8. Subtotal, non-DV Year-Round Family PH Beds (Line 6 minus Line 7):		N/A							
4. Total Year-Round Individual PH Beds in HMIS:		25	9. Total Year-Round Family PH Beds in HMIS		N/A							
5. HMIS Coverage—Individual PH Beds (Divide Line 4 by Line 3 and multiply by 100. Round to a whole number):		100 %	10. HMIS Coverage—Family PH Beds (Divide Line 9 by Line 8 and multiply by 100. Round to a whole number):		0							

**J. Table 1C- Summary of Specific Housing/Community Development Objective
(Table 1A/1B Continuation Sheet): Homeless and Special Needs**

Objective #	Specific Objectives	Source of Funds	Performance Indicators	Expected Number	Outcome/ Objective
Priority 1: Help low income families avoid becoming homeless through:					
DH-1.RHO 1.1	Strategy 1: Rental Rehabilitation: Technical support to private owners/ investors to rehabilitate sub-standard rental properties to be made available to very low, low and moderate income individuals and families for at least 10 years, and provide rental assistance as needed. Efforts will be made to increase energy efficiency thereby reducing utility bills (Oversight provided by staff, not a specific funded project).	Private Developers	Specific Indicator: Rental Units Rehabbed; Rental Development, number of affordable units: Technical support of LIHTC or other applicable incentive programs to private/investors to assist in new construction or rehabilitation.	0 in 2010 year; Technical support bi-annually of one substandard rental unit or 2 within the 5-Year period to assist in rehabilitation to standard condition and/or new construction.	DH-1
DH-1.RHO 1.2	Strategy 2: Rental/mortgage assistance: Subsidies to help defray rent and utility cost for families that receive notice of foreclosure, eviction, or termination of utility services through the appropriate community agencies.	No CDBG funds- Housing Choice Vouchers-Other entities	Specific Indicator: TBRA Rental Development, number of affordable units: Maintain or increase number of units receiving monthly rental subsidies.	Participation on the BVCH by attending 2-4 meetings annually.	DH-1
SL-1 NHPS 1.3	Strategy 3: Coordination of public services: Coordinate efforts to provide public services that assist in reducing or eliminating homeless, including legal assistance involving tenant/landlord disputes, evictions, or fair housing issues (Oversight provided by staff, not a specific funded project).	HUD-CDBG Administrative	Specific Indicator: Public Service; Number of persons stabilized: Coordinate services to low/moderate persons, homeless, special needs population & elderly- technical/financial assistance by appropriate agency.	Assistance to an estimated 100 persons over the 5-Year period through these agencies.	SL-1
Priority 2: Reach out to homeless persons and assess their individual needs through:					
SL-1 NHPS 2.1	Strategy 1: Providing access to services: through established programs that provide intake assessment and intensive case management, including but not limited to, counseling, job training and referrals, hygiene needs, personal storage, telephone usage and other appropriate services to increase self sufficiency for all homeless and potential homeless (Oversight provided by staff, not a specific funded project).	HUD-CDBG Administrative	Specific Indicator: Public Service; Number of person stabilized: Facilitate the improvement of services through technical/financial support of self-sufficiency programs from appropriate agency/s.	Assistance to an estimated 30 persons annually through established self sufficiency program/s.	SL-1
SL-1 NHPS 2.2	Strategy 2: Assisting in increasing funding sources: by providing technical assistance to homeless providers to better provide counseling and assessment to homeless individuals and families, including chronic homeless through increase collaboration with private and public sector public service agencies (Oversight provided by staff, not a specific funded project).	HUD-CDBG Administrative	Specific Indicator: Public Service; Provide technical assistance applying for other funds; in updating an evaluation survey instrument tool to monitor results of homeless survey and in the development of a homeless tracking system.	One CoC grant application submitted annually; one homeless survey done bi-annually. One agency to provide HMIS tracking within 5-Year period. 30-50 Homeless will be assisted annually through local providers.	SL-1
SL-1 NHPS 2.3	Strategy 3: Coordinating between appropriate entities for referrals of previously unidentified homeless person to local shelters: through a network of public service and safety organizations to provide an avenue to develop a discharge plan for institutions that discharge individuals into homelessness (Oversight provided by staff, not a specific funded project).	HUD-CDBG Administrative	Specific Indicator: Public Service; Number of communities assisted: Identify and publicize options for treatment release and long term case management services	Attend quarterly Homeless Coalition meetings; 30-50 homeless persons will receive assistance through local providers.	SL-1

Objective #	Specific Objectives	Source of Funds	Performance Indicators	Expected Number	Outcome/ Objective
Priority 3: address emergency, transitional and permanent housing needs of the homeless by:					
NHHO-1 3.1	Strategy 1: Increase the capacity or number of emergency and transitional shelters for families by improving/increasing the number of units available by providing technical/financial assistance to expand emergency, transitional and permanent housing availability to better meet the needs of homeless and special needs populations (Oversight provided by staff, not a specific funded project).	HUD-CoC-TCM, MHMR, BVCH	Specific Indicator: Emergency housing; Number of units for homeless: and chronic homeless: Technical and/or financial assistance provided to those agencies increasing housing units.	Expansion of 10 additional spaces for families within the 5-Year period.	DH-2& SL-1
NHHO-3.2.3	Strategy 2 and 3: Increase the capacity or number of emergency, transitional and permanent shelters for persons with special needs and increase capacity of permanent supportive housing for person with special needs by technical assistance provided to increase the capacity of local homeless providers for persons with special needs.	HUD-CoC-TCM, MHMR, BVCH	Specific Indicator: Emergency housing; Number of units for homeless: and chronic homeless: Technical and/or financial assistance provided to those agencies increasing housing units.	Expansion of 10 additional spaces emergency/transitional and 1 permanent space for persons with special needs within the 5-Year period.	DH-2& SL-1
Priority 4: Help homeless make transition to permanent housing and independent living through assistance (financial and/or technical) to agencies who provide these services by:					
NHHO-4.1	Strategy 1: Providing employment training and counseling to homeless (Oversight provided by staff, not a specific funded project).	HUD-CoC-TCM, MHMR, BVCH	Specific Indicator: Emergency housing; Number of person stabilized: Provide assistance to agencies who work with various employment service providers in marketing those services to homeless persons.	Assist 30 homeless persons over the 5-Year period through those agencies that provide self sufficiency programs.	DH-2& SL-1
NHHO-4.2	Strategy 2: Assist homeless in acquiring needed services such as Section 8 rental assistance, food stamps, child care assistance, and other necessities by collaborating with agencies that provide intensive case management to the homeless. Technical assistance provided to the BVCH and funding of TCM's The Bridge program (Oversight provided by staff, not a specific funded project).	Other funding sources: BVCH, TCM, MHMR, BVCOG CDBG-public service funding	Specific Indicator: Public Service; Number of persons stabilized: Facilitate coordination between service providers for eligible individuals and provide I&R.	An estimated 100 homeless persons will receive information on availability of services beneficial to homeless persons through the appropriate agency such as 211 and the Bridge, 575 clients	DH-2& SL-
NHHO-4.3	Strategy 3: Provide counseling and financial incentives with regards to home ownership to local homeless persons by providing technical assistance to homeless providers who counsel homeless individuals (Oversight provided by staff, not a specific funded project).	Other funding sources: BVCH, TCM, MHMR	Specific Indicator: Public Service; Number of persons stabilized: Facilitate coordination between service providers for access to information on buying a home.	An estimated 15 homeless individuals will receive information on purchasing a home and how to achieve this goal, over the 5 year period.	DH-2& SL-1
Priority 1: Assist the elderly and frail elderly with their supportive housing and service needs by:					
SNO-1.1	Strategy 1: Encouraging collaboration between housing providers and elderly service providers to increase access to housing and supportive services to the elderly by technical support to non-profits and financial assistance through HOME CHDO funds for eligible non-profit. (Oversight provided by staff, not a specific funded project).	Private non-profits, such as Elder-Aid for HOME CHDO funds. Private funds provided by non-profits who belong to BVCH	Specific Indicator: Public Service and Rental rehabilitation; Number of affordable units: Provide technical support to the Brazos Valley Coalition for the Homeless and to agencies seeking to become a CHDO.	Attend quarterly homeless coalition meetings; HOME CHDO funds will be used to provide housing to a CHDO for the elderly with a minimum of 2 projects within the 5-Year period.	SH-1 DH-2
SNO-1.2	Strategy 2: Assist agencies that provide services to the elderly by helping service and housing agencies locate funding for supportive housing for the elderly and frail elderly. The CDAC and JRFRC committees will consider funding such entities with CDBG funds on an annual basis.	Private	Specific Indicator: Public Service agencies	Assist at least 200 elderly, frail elderly, or disabled with information and referral through area networks such as 211 or Project Unity.	DH-2& SL-1

Objective #	Specific Objectives	Source of Funds	Performance Indicators	Expected Number	Outcome/ Objective
Priority 2: Assist persons with disabilities (mental, physical and developmental) with their supportive housing/service needs by:					
SNO-2.1.2	Strategy 1 and 2: Encourage public/private agencies , which provide housing and services to the disabled to seek funding for supportive housing projects and encourage coordination between providers of services and housing for persons with disabilities (Oversight provided by staff, not a specific funded project).	Other funding streams such as LIHTC Also CDBG administrative for staff liaison	Specific Indicator: Public Service and Rental rehabilitation; Number of persons stabilized: Provide technical assistance to agencies that help update 211 data base and participate in the area's informational board, Project Unity.	Providers support annual updated directory and Assist an estimated 30 disabled persons will be provided information through the resources such as 211 and Project Unity.	DH-2 & SL-1
SNO-2.3	Strategy 3: Assist agencies, which provide services to children with disabilities by providing technical assistance to service and housing providers to locate funding for supportive housing for children with disabilities (Oversight provided by staff, not a specific funded project).	Other Funds from Private Entities	Specific Indicator: Public Service and Housing Number of persons stabilized: Provide technical assistance to agencies that provide housing services.	Providers will provide information on housing resources for families who have disabled children (30).	DH-2 & SL-1
Priority 3: Assist persons with alcohol and other drug addictions with their service needs by:					
SNO-3.1	Strategy 1: Assist service providers with providing additional services to persons addicted to drugs and alcohol , including housing and supportive services (Oversight provided by staff, not a specific funded project).	Private non-profits such BVCASA-TDADA Funds	Specific Indicator: Public Service; Number of persons stabilized: Provide technical assistance to providers through Project Unity to coordinate services.	Provide technical and/or financial assistance to 1 agency annually who serves persons with alcohol/drug addictions needing housing or supportive services.	DH-2 & SL-1
Priority 4: Assist persons with HIV/AIDS and their families, with their supportive housing and service needs by:					
SNO-4.1	Strategy 1: Expand health care services for persons with HIV/AIDS through providing technical assistance for the encouragement of expanded health services through appropriate organizations (Oversight provided by staff, not a specific funded project).	Private funds: HOPWA/Project Unity Other entities: BVCOG/Project Unity—HRSA Bureau of Primary HealthCare/FQHC, HRSA Ryan White Title II	Specific Indicator: Public Service Persons assisted: Technical assistance provided to appropriate agencies.	25 persons with HIV/AIDS will benefit from improved coordination of housing and supportive services.	SL-1
SNO-4.2	Strategy 2: Expand supportive housing for persons with HIV/AIDS through the encouragement of the development of supportive transitional housing services for person with HIV/AIDS through appropriate organizations (Oversight provided by staff, not a specific funded project).	Private funds: HOPWA/Project Unity Other entities: BVCOG/Project Unity—HRSA Bureau of Primary HealthCare/FQHC, HRSA Ryan White Title II	Specific Indicator: Public Service Persons assisted: Technical assistance provided to appropriate agencies.	25 persons with HIV/AIDS will benefit from improved coordination of housing and supportive services.	SL-1
Priority 5: Assist public housing residents with their supportive services and service needs to support self sufficiency to reduce dependency on federally assisted public housing through:					
PHA-5.1	Strategy 1: Providing counseling to PHA residents on homeownership and purchases (Oversight provided by staff, not a specific funded project).	Other entities-BHA –Public Housing CIAP	Specific Indicator: None Persons assisted: Provide opportunities for group or one to one counseling for interested families.	10 PHA residents will benefit from homebuyers counseling over the 5-Year period.	SL-1 & DH-2
PHA-5.2	Strategy 2: Coordinate public service agencies to assist residents with their public service needs (Oversight provided by staff, not a specific funded project).	Other entities-BHA –Public Housing CIAP	Specific Indicator: None Persons Assisted: Provide info to Exec Director or Resident Initiatives Coordinator on accessibility of services.	300 PHA residents will benefit from availability of information over the 5-Year period.	SL-1
PHA-5.3	Strategy 3: Provide technical assistance to PHA residents wanting to own their own business by providing access to information on business development and resources available (Oversight provided by staff, not a specific funded project).		Specific Indicator: None Persons Assisted: Residents will be informed of identified services such as Brazos Valley Council on Economic Development programs and other services.	10 PHA residents will benefit from availability of workshops and counseling on starting a business.	EO-3

K. Table 1C- Summary of Specific Objectives

Specific Obj. #	Outcome/Objective	Sources of Funds	Performance Indicators	Year	Expected Number	Actual Number	Percent Completed
	Specific Objectives						
DH-1	Availability/Accessibility of Decent Housing						
DH-1.RHO 1.1	Priority 1: Provide an adequate and affordable supply of rental residential property by providing technical assistance to citizens and through providing assistance to agencies that provide tenant rental assistance; (5-Year plan), Strategy 1: Technical support to private owner/investors or non-profits for 1 substandard rental complex (1-20) units bi-annually or two within the 5 year period, to assist in rehabilitation to standard condition or for new construction.	Private Funds by other entities (not CDBG or HOME funds)	Specific Indicators: Rental units constructed. Rental units rehabilitated	2010	0		
				2011	1-20		
				2012	0		
				2013	1-20		
			2014	0			
MULTI-YEAR GOAL							
DH-1.RHO 1.2	Priority 1, Strategy 2: Rental Assistance; Maintain and/or increase the number of rental assistance programs which provide rental subsidies to very low and low income residents located within the City by providing technical assistance to agencies who provides these services. Goal of 1 new rental assistance program for the 5-year period.	Private Funds by other entities (not CDBG or HOME funds)	Specific Indicators: Rental units constructed. Rental units rehabilitated; In addition: Improve availability and access of housing units	2010	0		
				2011	0		
				2012	1		
				2013	1		
			2014	0			
MULTI-YEAR GOAL							
DH-1.RHO 1.3	Priority 1, Strategy 3: New Construction: Technical support to private non-profit and for-profit developers of affordable rental housing	Private Funds by other entities (not CDBG or HOME funds)	Specific Indicators: Rental units constructed	2010	0		
				2011	1		
				2012	0		
				2013	0		
			2014	0			
MULTI-YEAR GOAL							
DH-1.OHO 2.1	Priority 2: Expand the supply of decent, safe and affordable housing through the development of new single family Residential property, Strategy 1: New Construction: Continue to work with non-profit and for-profit developers to help initiate new housing production. Provide support services to a minimum of one (1) developer bi-annually, or two (2) over the next five years to increase housing developments to encourage decentralization of low to moderate income neighborhoods.	Private Funds by other entities (not CDBG or HOME funds)	Specific Indicators: homeownership united constructed; In addition: Increase number of housing units	2010	0		
				2011	1		
				2012	0		
				2013	1		
			2014	0			
MULTI-YEAR GOAL							

Specific Obj. #	Outcome/Objective	Sources of Funds	Performance Indicators	Year	Expected Number	Actual Number	Percent Completed
	Specific Objectives						
DH-1	Availability/Accessibility of Decent Housing						
DH-1.OHO 2.2	Priority 2, Strategy 2: Acquisition: Continue to work with non-profit and for-profit developers to help initiate new housing production. Provide opportunities for housing developments through technical/financial support services by acquiring property to donate or sell at a reasonable cost, 2 lots annually or 10 lots in the 5 year period to increase single owner occupied housing or housing developments to encourage decentralization of low to moderate income neighborhoods (Note- same goals as Priority 3/Strategy 5- not in addition to).	CDBG	Specific Indicators: Acquire lots to encourage housing developments In addition: Increase number of available lots for houses..	2010	2		
				2011	2		
				2012	2		
				2013	2		
				2014	2		
			MULTI-YEAR GOAL				
DH-1.RHO 3.1	Priority 3: to reduce isolation of income groups by decentralizing housing opportunities and revitalizing deteriorating neighborhoods, Strategy1: Rental Rehabilitation: Technical support of low income housing tax credits or other applicable incentive programs to private owner/investors for assistance in building new or rehabilitation one (1) substandard rental units bi-annually, or 2 within the next 5-Years, to assist in rehabilitation to standard condition and/or for new construction.	Private Funds by other entities (not CDBG or HOME funds)	Specific Indicators: Rental units constructed; In addition: Increase number of housing units	2010	0		
				2011	1		
				2012	0		
				2013	0		
				2014	1		
			MULTI-YEAR GOAL				
DH-1 OHO 3.4	Priority 3, Strategy 4: Clearance/Demolition to provide for the removal of dilapidated, abandoned and deteriorating structures by spot blight or in order for housing to be built for low and moderate income persons. Provide technical/financial support for citizens regarding structural code enforcement violations to encourage maintenance of houses in compliance with City Ordinances and community appearance standards. Provide technical assistance to citizens to prevent code violations through code enforcement staff-(Note- same goals as Priority 4/Strategy 4- not in addition to)	CDBG	Specific Indicator: Number of vacated lots cleared for the rebuilding of homes. Number of Housing Units: Provide for the potential of new housing production-1-5 annually.	2010	5		
				2011	5		
				2012	5		
				2013	5		
				2014	5		
			MULTI-YEAR GOAL				
DH-1 OHO 3.4	Priority 3, Strategy 5: Acquisition: Continue to work with non-profit and for-profit developers to help initiate new housing production. Provide opportunities for housing developments through technical/financial support services by acquiring property to donate or sell at a reasonable cost, 2 lots annually or 10 lots in the 5 year period to increase single owner occupied housing or housing developments to encourage decentralization of low to moderate income neighborhoods.	CDBG	Specific Indicator: Number of vacated lots cleared for the rebuilding of homes. Number of Housing Units: Provide for the potential of new housing production-1-5 annually.	2010	2		
				2011	2		
				2012	2		
				2013	2		
				2014	2		
			MULTI-YEAR GOAL				

Specific Obj. #	Outcome/Objective	Sources of Funds	Performance Indicators	Year	Expected Number	Actual Number	Percent Completed
	Specific Objectives						
DH-1	Availability/Accessibility of Decent Housing						
DH-1 OHO 4.4	Priority 4: to expand the supply of decent, safe and affordable housing through the rehabilitation of existing residential property, Strategy 4: Clearance/Demolition to provide for the removal of dilapidated, abandoned and deteriorating structures by spot blight or in order for housing to be built for low and moderate income persons. Provide technical/financial support for citizens regarding structural code enforcement violations to encourage maintenance of houses in compliance with City Ordinances and community appearance standards. Provide technical assistance to citizens to prevent code violations through code enforcement staff.	CDBG	Specific Indicators: Rental units constructed; In addition: Improve availability of housing units	2010	5		
				2011	5		
				2012	5		
				2013	5		
				2014	5		
			MULTI-YEAR GOAL				
DH-1.OHO 6.2	Priority 6, To provide housing and supportive services for special needs populations by Strategy 1 Housing for the Elderly and 2 Programming to Assist Populations: Programming to assist at-risk populations: By providing technical and financial assistance to expand existing programs and innovative new programs to fill gaps not met by current delivery system. (Technical assistance only).	Not CDBG/HOME Funded-Private Funds	Specific Indicators: Public Service; In addition: No. of persons stabilized: Provide technical assistance to committees, including the BVCH, Project Unity and other applicable supportive services committees.	2010	0		
				2011	0		
				2012	0		
				2013	0		
				2014	1		
			MULTI-YEAR GOAL				
DH-1.OHO 6.3	Priority 6, Strategy 3: Housing for special needs populations: By providing technical and/or financial assistance to expand existing programs and services and to encourage innovative new programs to fill in the gaps in housing needs currently not being met by the existing delivery system. Technical assistance only – coordinate efforts with local housing coalition to expand public/private partnerships to increase delivery of housing programs.		Specific Indicators: Public Service; In addition: No. of persons stabilized: Provide technical assistance to committees, including the BVCH, Project Unity and other applicable supportive services committees.	2010	4 meetings		
				2011	4 meetings		
				2012	4 meetings		
				2013	4 meetings		
				2014	4 meetings		
			MULTI-YEAR GOAL				
DH-2	Affordability of Decent Housing						
DH-2. 1.3	Priority 1: (5-Year plan), Strategy 3: New construction: Continue to work to establish strong non-profits capable of producing new housing by identifying and assisting through the qualifying process a minimum of one (1) new non-profit in becoming CHDO's. In addition, Assist a minimum of one (1) private developer in working with TDHCA to receive low income housing tax credits for private development for new construction of affordable housing.	HOME/CHDO and TDHCA-LITC/private investors	Specific Indicators: Rental units constructed; In addition: Increase access to affordable housing units	2010	0		
				2011	1		
				2012	0		
				2013	0		
				2014	1		
			MULTI-YEAR GOAL				

Specific Obj. #	Outcome/Objective	Sources of Funds	Performance Indicators	Year	Expected Number	Actual Number	Percent Completed
	Specific Objectives						
DH-2	Affordability of Decent Housing						
DH-2&3. OHO 3.2	Priority 3: to reduce isolation of income groups by decentralizing housing opportunities and revitalizing deteriorating neighborhoods, Strategy 2: Owner occupied rehabilitation and/or Reconstruction: Rehabilitate three (3) substandard housing units to standard condition annually or ten (15) over the next 5-Years.	CDBG/HOME	Specific Indicators: owner occupied unites rehabilitated; In addition: No. of affordable units rehabilitated.	2010	3		
				2011	3		
				2012	3		
				2013	3		
				2014	3		
			MULTI-YEAR GOAL				
DH-2&3. OHO 3.3	Priority 3, Strategy 3: Minor Home Repair Assistance Program: assist with fifteen (15) minor repair projects including sweat equity projects annually or seventy five (75) over the 5-Years; assist with five (5) minor repairs or twenty five (25) over the next 5-Years –(note- same as Priority 4, Strategy 3 goals, not in addition to).	CDBG	Specific Indicators: owner occupied unites rehabilitated; In addition: No. of affordable units rehabilitated.	2010	15		
				2011	15		
				2012	15		
				2013	15		
				2014	15		
			MULTI-YEAR GOAL				
DH-2. OHO 4.2	Priority 4: to expand the supply of decent, safe and affordable housing through the rehabilitation of existing residential property, Strategy 2: Owner Occupied Rehabilitation: Rehabilitation of three substandard housing units to standard condition annually, or 15 over the next five years (note same goals as Priority 3/Strategy 2, not in addition to).	CDBG/HOME	Specific Indicator: Owner occupied units rehabilitated	2010	3		
				2011	3		
				2012	3		
				2013	3		
				2014	3		
			MULTI-YEAR GOAL				
DH-2 OHO 4.3	Priority 4, Strategy 3: Minor Home Repair Program: Technical and financial assistance by providing repairs through for-profit contractors and non-profit housing organizations for minor repairs including sweat equity projects. 2010 funded projects.	CDBG	Specific Indicators: owner occupied united rehabilitated In addition: No. of affordable units rehabbed.	2010	15		
				2011	15		
				2012	15		
				2013	15		
				2014	15		
			MULTI-YEAR GOAL				
DH-2. OHO 5.1	Priority 5, To expand home ownership opportunities for very low, low and moderate income persons by Strategy 1: Down Payment Assistance Program, and Strategy 3: Home Maintenance Education and Counseling including technical, educational and financial assistance to low and moderate income eligible homebuyers. Funded HOME 2010	HOME	Specific Indicators: Homeownership units constructed or acquired; In addition: No. of affordable households: Provide down payment assistance counseling, down payment assistance and closing costs.	2010	15		
				2011	15		
				2012	15		
				2013	15		
				2014	15		
			MULTI-YEAR GOAL				

Specific Obj. #	Outcome/Objective	Sources of Funds	Performance Indicators	Year	Expected Number	Actual Number	Percent Completed
	Specific Objectives						
DH-2	Affordability of Decent Housing						
DH-2. OHO 5.2	Priority 5, Strategy 2: Community Housing Development Organization: To provide a private non-profit financial, educational and technical assistance and other affordable housing activities, including the development of new affordable single family homes, to low income home buyers. Funded HOME 2010 (3 CHDO projects contracted for a total of 3 houses rehabilitated with 2008 and 2009 funds- goal of 2 completed 2010.	HOME	Specific Indicators: Rental units constructed and/or homeownership units constructed or acquired; In addition: No. of households: Provide assistance to area non-profits to develop CHDO status, assist through application process to have at least 1 CHDO project approved annually.	2010	1		
				2011	1		
				2012	1		
				2013	1		
				2014	1		
			MULTI-YEAR GOAL				

L. Table 2A- Priority Housing Needs/Investment Plan Table

PRIORITY HOUSING NEEDS (households)		Income Range	Priority Need Level (H-high, M-medium, L-low)	Unmet Need (Percentage of households with any housing problems)
Renter	Small Related	0-30%	M	83.2%
		31-50%	M	77.5%
		51-80%	L	48.3%
	Large Related	0-30%	M	82.6%
		31-50%	M	79.0%
		51-80%	M	86.4%
	Elderly	0-30%	M	76.2%
		31-50%	M	62.3%
		51-80%	M	58.9%
	All Other	0-30%	L	89.3%
		31-50%	L	92.1%
		51-80%	L	47.3%
Owner	Small Related	0-30%	H	79.8%
		31-50%	H	68.6%
		51-80%	M	46.3%
	Large Related	0-30%	H	86.2%
		31-50%	H	84.1%
		51-80%	M	78.8%
	Elderly	0-30%	H	77.7%
		31-50%	M	41.5%
		51-80%	L	16.8%
	All Other	0-30%	L	64.8%
		31-50%	L	64.2%
		51-80%	L	37.8%
Non-Homeless Special Needs	Elderly	0-80%	M	See narratives
	Frail Elderly	0-80%	M	See narratives
	Severe Mental Illness	0-80%	M	See narratives
	Physical Disability	0-80%	M	See narratives
	Developmental Disability	0-80%	M	See narratives
	Alcohol/Drug Abuse	0-80%	M	See narratives
	HIV/AIDS	0-80%	M	See narratives
	Victims of Domestic Violence	0-80%	M	See narratives

M. Table 2A-Priority Housing Needs/Investment Plan Goals

Priority Need	5-Yr. Goal Plan/Act	Yr. 1 Goal Plan/Act	Yr. 2 Goal Plan/Act	Yr. 3 Goal Plan/Act	Yr. 4 Goal Plan/Act	Yr. 5 Goal Plan/Act
Renters						
0-80% of MFI via CHDO	5	1	1	1	1	1
Owners						
0-80% of MFI via DPA, Rehab, & Reconstruction ONLY	160	32	32	32	32	32
Homeless*						
Individuals	TA	TA	TA	TA	TA	TA
Families	TA	TA	TA	TA	TA	TA
Non-Homeless Special Needs**						
Elderly	TA	TA	TA	TA	TA	TA
Frail Elderly	TA	TA	TA	TA	TA	TA
Severe Mental Illness	TA	TA	TA	TA	TA	TA
Physical Disability	TA	TA	TA	TA	TA	TA
Developmental Disability	TA	TA	TA	TA	TA	TA
Alcohol/Drug Abuse	TA	TA	TA	TA	TA	TA
HIV/AIDS	TA	TA	TA	TA	TA	TA
Victims of Domestic Violence	TA	TA	TA	TA	TA	TA
Total						
Total Section 215	n/a	n/a	n/a	n/a	n/a	n/a
215 Renter	n/a	n/a	n/a	n/a	n/a	n/a
215 Owner	n/a	n/a	n/a	n/a	n/a	n/a

TA denotes Technical Assistance will be provided.

* Homeless individuals and families assisted with partnering with local providers for transitional and permanent housing.

**CDS does not discriminate certain percentages of total funding and/or assistance to each subpopulation.

N. Table 2A- Priority Housing Activities

Priority Need	5-Yr. Goal Plan/Act	Yr. 1 Goal Plan/Act	Yr. 2 Goal Plan/Act	Yr. 3 Goal Plan/Act	Yr. 4 Goal Plan/Act	Yr. 5 Goal Plan/Act
CDBG						
Acquisition of existing rental units	TA	TA	TA	TA	TA	TA
Production of new rental units	TA	TA	TA	TA	TA	TA
Rehabilitation of existing rental units	TA	TA	TA	TA	TA	TA
Rental assistance	TA	TA	TA	TA	TA	TA
Acquisition of property	10	2	2	2	2	2
Production of new owner units	TA	TA	TA	TA	TA	TA
Rehabilitation of existing owner units Minor (15) & Major (2) annually	85	17	17	17	17	17
Demolition of vacant, dilapidated structures	25	5	5	5	5	5
HOME						
Acquisition of existing rental units	TA	TA	TA	TA	TA	TA
Production of new rental units	TA	TA	TA	TA	TA	TA
Rehabilitation of existing rental units	TA	TA	TA	TA	TA	TA
Rental assistance	TA	TA	TA	TA	TA	TA
Acquisition of property	T.A	T.A.	T.A.	T.A	T.A	T.A.
Production of new owner units by developer DPA provided to eligible clients	TA	4	4	2	2	TA
Rehabilitation of existing owner units	5	1	1	1	1	1
Homeownership assistance	75	15	15	15	15	15
HOPWA-Do not receive these funds						
Other						

TA denotes technical assistance will be provided.

O. Table 2B- Priority Community Development Needs

Priority Need	Priority Need Level (H-high, M-medium, L-low)	5 Yr Goal Plan/Act	Annual Goal Plan/Act
Acquisition of Real Property	H	10	5 bi-annually
Disposition	H	10	5 bi-annually
Clearance and Demolition	H	25	5
Code Enforcement	M	City Provides	City Provides
Public Facility (General)		1	*
Senior Centers	M	TA	TA
Handicapped Centers	H	TA	TA
Homeless Facilities	H	TA	TA
Youth Centers	H	TA	TA
Neighborhood Facilities	M	TA	TA
Child Care Centers	M	TA	TA
Health Facilities	H	TA	TA
Mental Health Facilities	M	TA	TA
Parks and/or Recreation Facilities	M	TA	TA
Parking Facilities	L	City Provides	City Provides
Abused/Neglected Children Facilities	M	TA	TA
Asbestos Removal	L	TA	TA
Non-Residential Historic Preservation	L	TA	TA
Infrastructure (General)			
Water/Sewer Improvements	L	City Provides	City Provides
Street Improvements	H	City Provides	City Provides
Sidewalks	H	City Provides	City Provides
Solid Waste Disposal Improvements	L	City Provides	City Provides
Flood Drainage Improvements	L	City Provides	City Provides
Public Services (General)		Up to 12	**
Senior Services	H	TA	TA
Handicapped Services	H	TA	TA
Legal Services	L	TA	TA
Youth Services	H	TA	TA
Child Care Services	M	TA	TA
Transportation Services	H	City Provides	City Provides
Substance Abuse Services	H	TA	TA
Employment/Training Services	H	TA	TA
Health Services	M	TA	TA
Lead Hazard Screening	L	TA	TA
Crime Awareness	M	City Provides	City Provides
Fair Housing Activities	L	TA	TA
Tenant Landlord Counseling	L	TA	TA
Economic Development (General)			
C/I Infrastructure Development	H	TA	TA
C/I Building Acq/Const/Rehab	L	TA	TA
Other C/I	M	TA	TA
ED Assistance to For-Profit	L	TA	TA
ED Technical Assistance	L	TA	TA
Micro-enterprise Assistance	L	TA	TA
Other			

TA denotes technical assistance will be provided.

*Dependent on CDAC annual recommendations.

**Dependent on JRFRC annual recommendations.

P. Table 2C- Summary of Specific Housing/Community Development Objectives
(Table 2A/2B Continuation Sheet)

Objective #	Specific Objectives: Affordable Housing	Source of funds	Performance Indicators	Expected Number	Outcome/ Objective
Rental Housing Objectives					
DH-1.RHO 1.1	Priority 1: Provide an adequate and affordable supply of rental residential property by providing technical assistance to citizens and through providing assistance to agencies that provide tenant rental assistance through, Strategy 1: Provide technical assistance to private owners/investors of substandard rental properties to be made available to low/moderate income persons for a minimum of ten (10) years, and provide rental assistance as appropriate.	Private funds, other entities (not funded by CDBG/ HOME)	Specific Indicator: Rental Units Rehabbed; Rental Development-Number of Affordable Units: Technical assistance to owners of one substandard rental property (1-20 units) annually to assist in rehabilitation to standard condition and/or new construction	1-20 units rehabilitated bi-annually; a total of 2 within the 5 year period.	DH-1
DH-1.RHO 1.2	Priority 1, Strategy 2: Rental Assistance provision of rental subsidies to eligible very low, low, and moderate income residents.	Private funds, other entities (not funded by CDBG/ HOME)	Specific Indicator: TBRA In Addition: Rental Development /Number of Affordable Units: Maintain and/or increase number of rental assistance programs who provide rental subsidies to very low and low income residents located in the City by providing technical assistance to agencies who provide these services.	Assistance to one agency that provides these services annually. Assistance to one new agency that will provide rental assistance in the 5- Year period.	DH-1
DH-1.RHO 1.3	Priority 1, Strategy 3: New Construction through technical assistance to private non-profits and for-profit developers of affordable housing.	Private funds, other entities (not funded by CDBG/ HOME)	Specific Indicator: Rental Units Constructed; In addition: Housing Development/Number of Affordable Units: Work with area non-profits and private developers by identifying and assisting through the qualifying process of a CHDO and working with private developer who qualifies through TDHCA for low income tax credits.	Technical assistance to one new non-profit in becoming a CHDO and one new private developer in receiving tax credits for new construction over the 5- Year period.	DH-1
DH-1.RHO 3.1	Priority 3: to reduce isolation of income groups by decentralizing housing opportunities and revitalizing deteriorating neighborhoods through: Strategy 1: rental rehabilitation to provide technical support to private owners/investors of substandard rental properties to be made available to very low, low and moderate income persons.	Private funds, other entities (not funded by CDBG/ HOME)	Specific Indicator: Rental Properties Rehabilitated; In addition: Housing Development/Number of Affordable Units: Technical assistance to those entities who are seeking low income tax credits or other applicable incentive programs to rehabilitate rental property.	Agency will seek incentives to rehabilitate one substandard rental units (1-20 units) bi-annually or 2 over the 5-Year period.	DH-1
DH-1.RHO 4.1	Priority 4, To expand the supply of decent, safe and affordable housing through the rehabilitation of existing residential property through Strategy 1: Rental rehabilitation to provide technical support to private owners/investors of substandard rental properties to be made available to very low, low and moderate income persons.	Private funds, other entities (not funded by CDBG/ HOME)	Specific Indicator: Rental Properties Rehabilitated; In addition: Rental Development/Number of Housing Units: Technical assistance to those entities who are seeking low income tax credits or other applicable incentive programs to rehabilitate rental property.	Agency will seek incentives to rehabilitate one substandard rental units (1-20 units) bi-annually or 2 over the 5-Year period.	DH-1

Objective #	Specific Objectives: Affordable Housing	Source of funds	Performance Indicators	Expected Number	Outcome/ Objective
DH-1.RHO 6.1	Priority 6, To provide housing and supportive service for special needs population, Strategy 1: housing for the elderly: technical/financial assistance to for-profits, non-profits and public organizations to provide specialized housing for the elderly including new construction, acquisition, rehabilitation, expansion of existing programs rental assistance (Technical assistance only).	Not funded – Technical Assistance only	Specific Indicator: : rental Units Constructed and/or homeownership units constructed or acquired; In addition: Number of Housing Units and Improved Access: Provide technical assistance to non-profits to determine market need.	One new housing development in the 5-Year period.	DH-1
	Owner Housing Objectives				
DH-1.OHO 2.1	Priority 2: to expand the supply of decent, safe, and affordable housing through the development of new single family residential property through Strategy 1: New Construction technical/financial assistance to private non-profit and for-profits developers and public developers of affordable housing.	Private funds, other entities (not funded by CDBG/HOME)	Specific Indicator: Owner Occupied Units Constructed; In addition: Housing Development/ Number of Affordable Units: Provide technical assistance to these entities to initiate new housing production.	Provide technical support to one developer bi-annually or 2 over the 5-Year period.	DH-1
DH-1.OHO 2.2	Priority 2, Strategy 2: Acquisition: Continue to work with non-profit and for-profit developers to help initiate new housing production. To increase single owner occupied housing or housing developments to encourage decentralization of low to moderate income neighborhoods by the acquisition of lots to donate or sell at a reasonable cost.	CDBG funded	Specific Indicator: Acquisition of property to develop owner occupied constructed homes; In addition: Number of housing units sustained: Provide technical assistance to these entities to initiate new housing production.	Provide opportunities for housing developments through technical/financial support services by acquiring property to donate or sell at a reasonable cost, 2 annually or 10 lots in the 5 year period.	DH-1
DH-2&3. OHO 3.2	Priority 3, Strategy 2: Owner Occupied Rehabilitation and/or Reconstruction to provide technical and financial support to very low, low and moderate income homeowners to rehabilitate their properties to standard condition and provide maintaining training and education. CDBG/HOME funded 2010	CDBG/or HOME	Specific Indicator: Owner Occupied Units rehabilitated or reconstructed; In addition: Housing Development/ Number of Affordable Units: Rehabilitation of owner occupied substandard housing units to standard condition.	3 units rehabilitated or/reconstructed annually or 15 over the 5-Year period.	DH-2&3
DH-2&3. OHO 3.3	Priority 3, Strategy 3: Minor Assistance Program to provide technical/financial assistance by providing repairs through for-profit and non-profit contractors and housing organizations and making these resources available for use for low/moderate income families, social service programs, and volunteer labor groups. CDBG funded 2010	CDBG/or HOME	Specific Indicator: Owner Occupied Units rehabilitated; In addition: Housing Development/ Number of Affordable Units: Assist labor volunteer groups to rehabilitate owner occupied homes.	15 housing units rehabilitated annually, including sweat equity projects or 75 units over the 5-Year period.	DH-2&3
DH-1.OHO 3.4	Priority 3, Strategy 4: Clearance/Demolition to provide for the removal of dilapidated, abandoned and deteriorating structures by spot blight or in order for housing to be built for low and moderate income persons. Provide technical/financial support for citizens regarding structural code enforcement violations to encourage maintenance of houses in compliance with City Ordinances and community appearance standards. Provide technical assistance to citizens to prevent code violations through code enforcement staff.	CDBG	Specific Indicator: Number of vacated lots cleared for the rebuilding of homes. Number of Housing Units: Provide for the potential of new housing production-1-5 annually.	Clearance /Demolition of 5 unoccupied dilapidated structures annually or 25 in the 5 year period.	DH-1

Objective #	Specific Objectives: Affordable Housing	Source of funds	Performance Indicators	Expected Number	Outcome/ Objective
DH-1.OHO 3.5	Priority 3, Strategy 5: Acquisition to provide for the acquisition of property to be used to build housing to be occupied by low/moderate income persons and/or the acquisition of property located outside a designated slum/blight areas and the acquisition is a prerequisite for clearance which will eliminate specific conditions of blight or physical decay.	CDBG	Specific Indicator: Number of Housing Units: Provide for the potential of new housing production-1-2 annually	Acquisition of property 1-2 lots annually. Provide technical assistance to developers.	DH-1
DH-1.OHO 4.1	Priority 4, To expand the supply of decent, safe and affordable housing through the rehabilitation of existing residential property through Strategy 1: Rental rehabilitation to provide technical support to private owners/investors of substandard rental properties to be made available to very low, low and moderate income persons.	Private Funds, Not CDBG/ HOME	Specific Indicator: Rental units rehabilitated; In addition: Rental Development/Number of Housing Units: Technical assistance to those entities who are seeking low income tax credits or other applicable incentives to rehabilitate rental property.	Agency will seek incentives to rehabilitate one substandard rental units (1-20 units) bi-annually or 2 over the 5-Year period.	DH-1
DH-2 OHO 4.2	Priority 4, Strategy 2: Owner Occupied Rehabilitation to provide technical and financial support to low and moderate income homeowners to rehabilitate their properties to standard condition and provide maintaining training and education. Funded CDBG and HOME	CDBG and HOME	Specific Indicator: Owner occupied units rehabilitated; In addition: Housing Development/Number of Units: Rehabilitation of owner occupied substandard housing units.	3 units rehabilitated annually or 15 over the 5-Year period.	DH-2
DH-2 OHO 4.3	Priority 4, Strategy 3: Minor Home Repair Assistance Program to provide technical and financial assistance by making materials available for use for low to moderate income families, social service programs, and volunteer labor groups. Provide minor housing repairs (upgrade electrical, plumbing and/or mechanical) to eligible housing clients. Funded CDBG 2010	CDBG	Specific Indicator: Owner occupied units rehabilitated; In addition: Housing Development/Number of Housing Units: Assist labor volunteer groups to rehabilitate owner occupied homes.	15 housing units rehabilitated annually, including sweat equity projects or 75 units over the 5-Year period.	DH-2
DH-1. OHO 4.4	Priority 4, Strategy 4: Clearance/Demolition of 5 unoccupied, dilapidated structures annually or 25 over the next 5 years. Provide technical assistance to residents to prevent code violations through the code enforcement staff.	CDBG	Specific Indicator: Dilapidated unoccupied structures removed to encourage housing development; In addition: Number of housing units sustained: Provide technical assistance to these entities to initiate new housing production.	Clearance /Demolition of 5 unoccupied dilapidated structures annually or 25 in the 5 year period.	DH-1
DH-2. OHO 5.1 & OHO 5.3	Priority 5, To expand home ownership opportunities for low, low and moderate income persons by Strategy 1: Down Payment Assistance Program, and Strategy 3: Home Maintenance Education and Counseling including technical, educational and financial assistance to low and moderate income eligible homebuyers. Funded HOME 2010	HOME	Specific Indicator: Homeownership units constructed or acquired; In addition: Number of Households: Provide down payment assistance counseling, down payment assistance and closing costs.	Financial assistance provided up to 15 homebuyers annually or 75 over the 5-Year period. Provide counseling to 50 families annually or 225 over the 5-Year period.	DH-2
DH-2. OHO 5.2	Priority 5, Strategy 2: Community Housing Development Organization: to provide a private non-profit financial, educational and technical assistance and other affordable housing activities, including the development of new affordable single family homes, to low income home buyers. Funded HOME 2010 (3 CHDO projects contracted for a total of 3 houses rehabilitated with 2008 and 2009 funds-goal of 2 completed 2010.	HOME	Specific Indicator: rental Units Constructed and/or homeownership units constructed or acquired; In addition: Number of Households: Provide assistance to area non-profits to develop CHDO status, assist through application process to have at least one CHDO project approved annually.	One new CHDO approved over the 5-Year period; one CHDO project approved annually.	DH-2

Objective #	Specific Objectives: Affordable Housing	Source of funds	Performance Indicators	Expected Number	Outcome/ Objective
DH-1. OHO 6.2	Priority 6, Strategy 2: Programming to Assist at risk populations: by providing technical and financial assistance to expand existing programs and innovative new programs to fill gaps not met by current delivery system. (Technical assistance only)	Not funded- Technical Assistance only	Specific Indicator: Public Service; In addition: Number of Persons Stabilized: Provide technical assistance to committees, including the BVCH, Project Unity and other applicable supportive services committees.	Participate in at least 3 committees annually.	DH-1
DH-1. OHO 6.3	Priority 6, Strategy 3: Housing for Special Needs Populations by providing technical and/or financial assistance to expand existing programs and services and to encourage innovative new programs to fill in the gaps in housing needs currently not being met by the existing delivery system	Private funds, Not funded by CDBG	Specific Indicator: Public Service; In addition: Number of Persons Stabilized: Provide technical assistance to committees, including the BVCH, Project Unity and other applicable supportive services committees.	Participate and attend four meetings per year regarding coordination of housing and supportive services.	DH-1
Community Development Objectives-Non Housing Community Development Plan: Public Facilities and Infrastructure					
SL-1. NHPF&I 1.1	Priority 1: Expand, improve, and/or add public facilities when and where needed for very low, low and moderate income individuals by: Strategy 1: improve public facilities designated as high or medium priorities such as youth, senior, homeless facilities, child care, handicapped, health facilities and nonresidential and residential historic preservation.	None funded 2010 year	Specific Indicator: Public facility or Infrastructure; In addition: Number of Persons with Improved Access: Provide technical or financial assistance to rehabilitate existing public facilities when appropriate.	An estimated one facility projects completed during the 5-Year period and an estimated 1000 clients per year to benefit from these projects.	SL-1
SL-1. NHPF&I 1.2	Priority 1, Strategy 2: Provide technical assistance and monitoring of the Section 108 Bryan College Station Community Health Center. Repayment of loan was completed in 2008 year.	N/A	Specific Indicator: Public facility or infrastructure;	An estimated 15,000 low to moderate clients annually served by Clinic.	SL-1
SL-1. NHPF&I 3.2	Priority 3, Strategy 2: Park improvements and recreational facilities for targeted areas, including but not limited to, sidewalks, walking trails, or playground equipment.	Not funded 2010 year	Specific Indicator: Public facility or infrastructure Improve safety and quality of life in low to moderate income area parks and recreational facilities.	An estimated 1 park improvement or recreational facilities project will be provided technical assistance or funded in the 5-Year period.	SL-1
SL-1. NHPF&I 3.1	Priority 3, Strategy 1: Promote and facilitate the development of facilities and infrastructure improvements, including but not limited to water/sewer, streets, sidewalks, and solid waste disposal improvements, which enhance the safety and quality of life in low to moderate income neighborhoods by providing technical assistance to non-profit organizations who work to improve the safety in high crime areas and the City's designated slum/blighted areas and consideration of financial assistance for eligible projects.	CDBG None Funded 2010	Specific Indicator: Public facility or infrastructure Provide technical assistance for funding opportunities and financial assistance for demolition/clearance, infrastructure and /or facilities projects in low to moderate income areas.	Participate in 2 events/fairs and/or public forums annually which provide prevention programs; consider funding an estimated 1 project over the 5-Year period.	SL-1
Public Services Objectives					
SL-1. NHPS 2.1	Priority 2: Expand, improve, and/or add public services when and where needed for very low, low and moderate income individuals, Strategy 1: Assist agencies that provide services to victims of crime and violence by providing technical assistance.		Specific Indicator: Public Service Provide tech. assistance for grant seeking to 3 agencies - victims of crime and violence within the 5-Year period.	1,000 low income persons will benefit from the services provided by these agencies.	SL-1

Objective #	Specific Objectives:	Source of funds	Performance Indicators	Expected Number	Outcome/ Objective
SL-1. NHPS 2.2	Priority 2, Strategy 2: Assist agencies who are designated as high or medium priorities, including but not limited to youth, child care, employment training, health, crime awareness, legal, job training skills, and disabilities: 3 programs funded, CDBG 2010, Bryan (including Parks and Recreation Neal Recreation, Bryan Parks and Recreational Summer Camp, Brazos County Rape Crisis Center, Inc. dba Sexually Assault Resource Center, and Unity Partners Safe Harbour).	CDBG	Specific Indicator: Public Service Provide technical support and funding for agencies that make services available to low and low to moderate income clients for these high/medium priorities.	Consider funding up to 12 external public service agencies between Bryan and College Station. Estimated clients served 5,000 annually. Parks and Rec Neal Recreation-200; Summer Camp-625;SARC-150, Safe Harbour-315	SL-1
SL-1. NHPS 2.3	Priority 2, Strategy 3: Assist agencies, which provide health services. One project funded 2010 by College Station through joint funding process, both cities (Prenatal Clinic)	CDBG (CS)	Specific Indicator: Public Service Provide support and funding for agencies which make health care available to very low, low and moderate income clients.	Provide monitoring and technical support for theB/CS Community Health Center which will serve an estimated 15,000 clients annually.	SL-1
SL-1. NHPS 2.4	Priority 2, Strategy 4: Assist public service agencies, which provide services to special needs populations, the homeless (designated high and medium priorities, including but not limited to: senior, handicapped, and substance abuse) and other public services as determined necessary. 3 projects funded through CDBG MHMR Mark Lake Drop In Center, Family Promise, and TCM-The Bridge.	CDBG	Specific Indicator: Public Service Provide technical support and funding for agencies that make services available to special needs clients for these high/medium priorities.	Consider funding up to 12 external public service agencies totally between Bryan and College Station. Estimated clients served 5,000: annually. MHMR- 45; FP-65; TCM-575	SL-1
SL-1. NHPS 3.1	Priority 3: Expand, improve, and/or increase access to infrastructure (streets, sewer, sidewalks, etc.) and parks when and where needed for very low, low and moderate income individuals through technical and/or financial assistance, Strategy 1: Promote and facilitate the development of facilities and infrastructure improvements, including but not limited to, streets and sidewalks, which enhance the safety and overall quality of life in low, low and moderate income neighborhoods.	CDBG None funded 2010	Specific Indicator: Public Service and Public Infrastructure Improvement Technical assistance to funding opportunities to 1 organization each year which provides crime awareness/prevention in neighborhoods	T.A. provided 1 organization annually and Estimated 1 public facility/infrastructure project funded over the 5 year period.	SL-1
SL-1. NHPS 3.2	Priority 3, Strategy 2: Park improvements and recreational facilities for low/moderate income areas. All parks located in target areas need consideration for upgrading the parks to improve safety and provide better access. CDAC will consider funding repairs as necessary to maintain the safety and quality of life for citizens.	Not funded in 2010 year.	Specific Indicator: Parks Improvements	Consideration of funding one park improvement project in the 5 year period.	SL-1
Economic Development Objectives					
EO-3 NHED 4.1	Priority 4: Expand economic opportunities for very low, low and moderate income individuals through technical and/or financial assistance: Strategy 1: Clearance/Demolition-removal of dilapidated, abandoned and deteriorating structures by spot slum/blight will encourage small business developments in older neighborhoods. Provide technical assistance to encourage maintenance economic development.	None funded 2010 year	Specific Indicator: Business assistance; Provide technical support through individual counseling and/or workshops to 5 citizens each year or 25 citizens within the 5-Year period.	Clearance funded in Housing portion. This goal technical assistance only to residents of 2 neighborhoods in low and moderate income areas.	EO-3

Objective #	Specific Objectives:	Source of funds	Performance Indicators	Expected Number	Outcome/ Objective
EO-3 NHED 4.2	Priority 4, Strategy 2: Acquisition of property to be used for housing to be occupied by low and moderate income persons. Technical/financial support will be provided to private housing and for-profit developers to acquire affordable property to increase housing stock in older neighborhoods. The housing redevelopment will encourage small business developers to locate in older neighborhoods. Technical assistance only.	None funded 2010 year, technical assistance only	Specific Indicator: Business assistance; Provide technical assistance to private developers to encourage small business development.	Funds provided in housing section. Technical assistance only to developers to encourage redevelopment and attract small businesses. A minimum of 2 developers over 5 year period.	EO-3
EO-3 NHED 4.3	Priority 4, Strategy 3: Assist agencies that provide financial management, job skills or job training to low and moderate income persons. Technical assistance only.	None funded 2010 year, technical assistance only	Specific Indicator: Business assistance; Provide technical assistance to non-profit providers making application for grants or CDBG assistance that provides these services.	Staff will serve on 1-2 committees annually of agencies who provide these services and technical assistance to 1 agency who provides job training skills.	EO-3
EO-3 NHED 4.4	Priority 4, Strategy 4: Technical assistance to person seeking business expansion through grants or loans for gap financing for new business or established businesses.	None funded 2010 year, technical assistance only	Specific Indicator: Business assistance; Provide technical assistance to clients through referrals to appropriate resources	Approximately 3 low and moderate income persons will be provided technical assistance through referral of resources.	EO-3
EO-3 NHED 4.5	Priority 4, Strategy 5: Technical assistance to non-profit and for-profit groups who seek to sustain or increase levels of business opportunities including economic activates for downtown Bryan and surrounding low and moderate income areas; commercial ad/or industrial improvements and other related equipment and improvements.	None funded 2010 year, technical assistance only	Specific Indicator: Business assistance; Provide technical assistance to citizens/groups seeking to increase business opportunities through referrals to appropriate resources	Provide technical assistance to 2 citizens or businesses annually and serve on 2 financial/ED related committees annually.	EO-3

Q. Table 3A- Summary of Specific Annual Objectives

Obj #	Specific Objectives	Sources of Funds	Performance Indicators	Expected Number	Outcome/Obj
Rental Housing Objectives					
RHO-1	Priority 1: Provide an adequate and affordable supply of rental residential property by providing technical to citizens and through providing assistance to agencies that provide tenant rental assistance. Strategy 1: Technical support to private developers for rehabilitation and/or new development of rental property for very low, low and moderate income families. Not grant funded.	Private Developers/no CDBG or HOME funds, technical assistance only	Specific Indicator: Rental units rehabilitated; Number of affordable units	0 units/developers assisted in 2010 yr; technical assistance only. Assistance to 2 private developers in 5 year period.	DH-1
RHO-2	Strategy 2: Technical support to agencies that provide rental assistance to defray rent and/or utility cost for families that receive notice of foreclosure, eviction, or termination. Not grant funded.	Private: BVCOG-Housing Choice Vouchers and other appropriate entities, technical assistance only	Specific Indicator: Homeless Prevention; Number of affordable units	1150 vouchers	DH-1
RHO-3	Priority 1: Provide an adequate and affordable supply of rental residential property by providing technical assistance to citizens and through providing assistance to agencies that provide tenant rental assistance: Strategy 3: New Construction: technical support to private, non-profit, and for-profit developers of affordable rental housing: provide technical assistance to non profits to become a CHDO and provide technical assistance to developers to receive low income housing tax credits.	HOME CHDO funds	Specific Indicator: Rental unit built; Number of affordable units	1 new CHDO in 5 year period. 0 in 2010.	DH-1
RHO-4	Priority 3: To reduce isolation of income groups by decentralizing housing opportunities and revitalizing deteriorating neighborhoods by Strategy 1: Rental Rehabilitation: Technical support to private developers of substandard rental properties to assist in obtaining tax credit or other applicable incentive programs to rehabilitation	Private Funds	Specific Indicator: Rental unit built or rehabbed; Number of affordable units	Technical assistance to 2 developers over the 5 year period. 0 developers in 2010.	DH-1
Owner Housing Objectives					
OHO-1	Priority 2: to expand the supply of decent, safe and affordable housing through the development of new single family residential property by Strategy 1: New Construction: by providing technical and/or financial assistance to two developers over the 5 year period to increase housing developments to encourage decentralization, stabilization and stimulate economic growth.	N/A technical assistance	Specific Indicator: Owner occupied units built; Number of affordable units	1 developer provided technical assistance in 2010 to develop housing units for owner occupancy.	DH-1
OHO-2	Strategy 2: Acquisition: the acquisition of property to be used for housing to be occupied by low and moderate income persons and/or acquisition of property located outside a designated slum/blight areas and the acquisition is a prerequisite for clearance by providing technical assistance to developers to initiate new housing production on acquired lots.	CDBG funded	Specific Indicator: Owner occupied units built; Number of affordable units	Acquisition of up to 2 lots annually.	DH-1
OHO-3	Priority 3: To reduce isolation of income groups by decentralizing housing opportunities and revitalizing deteriorating neighborhoods by: Strategy 2: Owner occupied rehabilitation and/or Reconstruction by: Rehabilitation of substandard housing units to standard condition annually. If not feasible to rehab consider reconstruction. Owner occupied rehabilitation program, major rehabilitation. 2010 funded project.	CDBG/HOME	Specific Indicator: Owner occupied units rehabilitated; Number of affordable units	3 major rehabilitation/reconstruction annually	DH-2

Obj #	Specific Objectives	Sources of Funds	Performance Indicators	Expected Number	Outcome/Obj
OHO-4	Strategy 3: Minor Home Repair Program: Technical and financial assistance by providing repairs through for-profit contractors and non-profit housing organizations for minor repairs including sweat equity projects. 2010 funded projects.	CDBG	Specific Indicator: Owner occupied units rehabilitated; Number of affordable units	15 minor repair annually including sweat equity.	DH-2
OHO-5	Strategy 4: Clearance/Demolition for the removal of dilapidated, abandoned and deteriorating structures by spot blight and/or removal of deteriorated structures in order for housing to be build for low and moderate income persons. Provide technical assistance to citizens regarding structural code enforcement violations and encourage maintenance of houses.	CDBG	Specific Indicator: Owner occupied units rehabilitated; Number of affordable units	Up to 5 unoccupied dilapidated structures annually.	DH-1
OHO-6	Strategy 5: Acquisition: The acquisition of property to be used for to build housing for low and moderate income persons and/or the acquisition of property located outside a designated slum/blight areas and the acquisition is a prerequisite for clearance which will eliminate specific conditions of blight by providing technical assistance to initiate new housing production on acquired lots.	CDBG funded	Specific Indicator: Owner occupied units built; Number of affordable units	Acquisition 1-2 lots annually.	DH-1
OHO-7	Priority 4: To expand the supply of decent, safe and affordable housing through the rehabilitation of existing residential property through Strategy1: Rental Rehabilitation: Technical support to private owners/investors of rental properties (2 in the 5 year period) to be made available to low and moderate income persons to assist in obtaining low income housing tax credits.	Private Funds//no CDBG/HOME funds 2010.	Specific Indicator: Rental units rehabilitated; Number of affordable units	2 developers assisted in 5 year period; 0 developers assisted in 2010.	DH-2
OHO-8	Strategy 2: Owner Occupied Rehabilitation: Provide technical and financial support to very low, low and moderate income Rehabilitation of substandard housing units to standard condition annually. If not feasible to rehab consider reconstruction. Owner occupied rehabilitation program, major rehabilitation. 2010 funded project. with CDBG/HOME	CDBG/HOME	Specific Indicator: Owner occupied units rehabilitated; Number of affordable units	3 major rehabilitation/reconstruction units annually	DH-2
OHO-9	Strategy 3: Minor Home Repair Program: Technical and financial assistance by providing repairs through for-profit contractors and non-profit housing organizations for minor repairs including sweat equity projects. 2010 funded projects.	CDBG	Specific Indicator: Owner occupied units rehabilitated; Number of affordable units	15 minor repairs including sweat equity annually.	DH-2
OHO-10	Strategy 4: Clearance/Demolition for the removal of dilapidated, abandoned and deteriorating structures by spot blight and/or removal of deteriorated structures in order for housing to be build for low and moderate income persons. Provide technical assistance to citizens regarding structural code enforcement violations and encourage maintenance of houses.	CDBG	Specific Indicator: Owner occupied units rehabilitated; Number of affordable units	Up to 5 unoccupied dilapidated structures annually.	DH-1
OHO-11	Priority 5: To Expand home ownership opportunities for very low, low and moderate income persons through Strategy 1: Down Payment Assistance Program by providing technical assisted and/or financial assistance to low and moderate income home buyers through a variety of services, including and not limited to down payment and closing cost assistance.	CDBG/or HOME	Indicator: Owner occupied units acquired; Number of affordable units	15 first time home-buyer assisted annually	DH-3

Obj #	Specific Objectives	Sources of Funds	Performance Indicators	Expected Number	Outcome/Obj
OHO-12	Priority 5, Strategy 2: Community Housing Development Organization: private non-profit housing organization providing financial, educational and technical assistance and other affordable housing activities, including the development of new affordable single family homes. Staff will work with non profits to develop CHDO status with a minimum of 1 project approved for funding each year.- 3 projects funded in 2010 (2008 & 2009 funds).	HOME	Indicator: Owner occupied units built or rehabbed; Number of affordable units	1 project annually.	DH-2
OHO-13	Priority 5, Strategy 3: Home Maintenance Education and Counseling: Technical and educational assistance to existing homeowners and prospective new home buyers for related information on home maintenance issues, with efforts directed at increasing energy efficiency and reducing energy costs.	No Funds, Technical Assistance Only	Indicator: public service; Number of persons provided information	25 persons annually provided education on purchasing or maintaining a home.	DH-3
Community Development Objectives					
NHPF & I-1	Priority 1: Expand, improve and/or add public facilities when and where needed for very low, low and moderate income individuals. No infrastructure projects funded 2010.	CDBG funds/city funds			SL-1
NHPF-1	Strategy 1: Improve public facilities designated as high or medium priorities including senior, handicapped, homeless, youth, child care and health centers/facilities by investing or providing technical assistance to new/expanded/rehabilitated facilities.	Not funded 2010	Indicator: public facilities; Number of units expanded or rehabbed.	0 units 2010 year, 1 project in 5 years.	SL-1
NHPF-2	Strategy 2: Provide technical assistance and monitoring of the completed Section 108 Bryan College Station Community Health Center.	Not Funded, T.A. only	Indicator: public facilities; Number of persons served.	Annual monitoring and technical assistance provided, estimated 15,000 clients served yearly.	SL-1
NHPF-3	Strategy 3: Park improvements and recreational facilities for low and moderate income areas by providing technical assistance and or funding to improve access to facilities.	Not funded, T.A. only	Indicator: public facilities; Number of units expanded or rehabbed.	Estimated 1 facility provided technical assistance or funded in the 5 year period.	SL-1
NHPF-4	Priority 2: Expand improve, increase access and/or add public services when and where needed for very low, low and moderate income individuals by Strategy 1: assist agencies that provide services to victims of crime and violence by providing technical assistance and/or financial assistance to service providers- TA to 3 agencies in 5 years.	CDBG	Indicator: public services; Number of persons served	1 agency funded Brazos County Rape Crisis Center dba Sexual Assault Resource Center serving estimated 150 clients in 2010.	SL-1
NHPF-5	Strategy 2: Assist agencies who are designated as high or medium priorities, including but not limited to youth, child care, transportation, financial management, employment training, health, crime awareness and disabilities services. Consider funding up to 12 between Bryan and College Station through the JRFRC annual process.	CDBG	Indicator: public services; Number of persons served	2010 funded agencies include: Bryan NRC 200 clients; Summer Parks, 625 clients; Unity Partners/Safe Harbour, 315 clients; Family Promise 65 clients.	SL-1
NHPF-6	Strategy 3: Assist agencies which provide health services by providing technical assistance and/or funding through monitoring of B/CS Community Health Center and the consideration of funding for other health providers on an annual basis.	Not Funded in 2010	Indicator: public services; Number of persons served	Monitoring of B/CS Health Center annually serving 15,000 clients annually.	SL-1

Obj #	Specific Objectives	Sources of Funds	Performance Indicators	Expected Number	Outcome/Obj
NHPF-7	Priority 3: Expand, improve, and/or increase access to infrastructure (streets, sewer, sidewalks, etc) and parks when and where needed for very low, low and moderate income individuals through technical and/or financial assistance through Strategy 1: Promote and facilitate the development of facilities and infrastructure improvements, including, but not limited to streets, sidewalks, which enhance the safety and overall quality of life in very low, low and moderate income neighborhoods by providing technical assistance to City Departments, non profits and citizen crime awareness groups-provide technical assistance for funding opportunities	Not Funded in 2010	Indicator: public improvement; Number of persons served	Technical assistance to one organization annually which provides crime awareness/prevention programs and consider funding 1 public facility/infrastructure project in the 5 year period.	SL-1
NHED-1	Priority 4: Expand economic opportunities for very low, low and moderate income individuals through technical assistance and/or financial assistance through Strategy 1: Clearance/Demolition: removals of dilapidated, abandoned and deteriorating structures and encourage small business development through the elimination of abandoned structures in neighborhoods. Provide technical assistance for citizens regarding structural code violations.	CDBG Funded - See Housing, Economic Priority- TA only		5 structures cleared annually (in housing portion only); T.A. provided to citizens for code violations.	SL-1
Homeless Objectives					
NHHO-1	Priority 1: Help low income families avoid becoming homeless through Strategy 1: Rental rehabilitation.; Technical support to private owners and investors of substandard rental properties to be made available to low and moderate income individuals and families by providing technical assistance to support low income housing tax credits or other applicable incentive programs to assist in new construction or rehabilitation Technical assistance only, not funded through CDBG and/or HOME.	Private Funds	Specific Indicator: Number of Units built or rehabbed. Number of affordable units	0 in 2010 year, 2 developers assisted in 5 year period.	DH-3
NHHO-2	Technical Assistance-provided for agencies that provide supportive services through coordination of access to services, increased collaboration and referrals for the homeless; and to those agencies increasing housing units. Funding of the Twin City Mission's the Bridge Case Manager Client Services	CoC grants-other entities	Specific Indicator: Public Service; Number of persons receiving services	Will serve approx. 575 clients this program.	SL-1 (main) DH-2
Special Needs Objectives					
SNO-1	Priority 1: Assist the elderly and frail elderly with their supportive housing and service needs. Strategy 2 Assist agencies that provide services to the elderly by providing technical assistance to agencies/organizations that provide housing services/supportive services to the elderly, chronic homeless, HIV-Aids, and other special needs population for collaboration of services, I&R, seeking additional funding and/or increasing housing opportunities. HOME CHDO Elder-Aid Project (2008 CHDO FUNDS)	Private: Elder-Aid, BVCOG, MHMR, LITC developers, TCM, United Way211, BVHC members & HOME CHDO Funds	Specific Indicator: Public Service and Rental units constructed; Number of persons with improved access and number of affordable housing units	200 persons, and 1 housing unit (Elder-aid -CHDO)	SH-1 DH-2

Obj #	Specific Objectives	Sources of Funds	Performance Indicators	Expected Number	Outcome/Obj
SNO-2	Priority 1: Strategy 1. Assist the elderly and frail elderly with their supportive housing and service needs. Strategy 1: Encouraging collaboration between housing providers and elderly service providers to increase access to housing and supportive services to the elderly. Technical support to non-profits and financial assistance through HOME CHDO funds for eligible non-profit. (Oversight provided by staff, not a specific funded project).	Private non-profits, such as Elder-Aid for HOME CHDO funds. Private funds provided by non-profits who belong to BVCH.	Specific Indicator: Public Service and rental rehabilitation; Number of affordable units: Provide technical support to the Brazos Valley Coalition for the Homeless and to agencies seeking to become a CHDO.	Attend quarterly homeless coalition meetings.	DH-2 SL-1
SNO-3	Priority 2: Assist persons with disabilities (mental, physical and developmental) with their supportive housing and service needs: Strategy 1: Encouraging agencies which provide housing and supportive services to the disabled, to seek funding for supportive housing projects. (Oversight provided by staff, not a specific funded project) Assisting in locating funding for supportive housing for the elderly and frail elderly through identification of resources to expand and develop housing options and services to the elderly (Technical assistance provided by staff, not a specific funded project).	Private non-profits such as MHMR and CDBG public service funded agencies technical assistance.	Specific Indicator: Public Service and Rental rehabilitation; Number of affordable units: Identify resources and provide information to agencies to expand and develop housing/supportive services for persons with disabilities.	Provide technical assistance or financial assistance to 1 agency annually who serves an estimated 10 persons with disabilities who need housing and supportive services.	DH-2 SL-1
SNO-4	Strategy 2: Encourage coordination between providers of services and housing for persons with disabilities by working with providers who support the annual Comprehensive Directory of Community Resources to be utilized for I&R for disabled persons (Technical assistance provided by staff, not a specific funded project).	Private Funds	Indicator: Public Service Number of persons stabilized: Identify resources and provide information to agencies to expand and develop housing and supportive services for persons with disabilities.	6 people annually will receive assistance through information and referral services for supportive services and/or housing resources.	SL-1
SNO-5	Strategy 3: Assist agencies, which provide services to children with disabilities by identifying resources and providing information and technical assistance to non-profit and for-profit agencies in order to expand and develop services and housing options for families with a child with disabilities (Technical assistance provided by staff, not a specific funded project).	Private Funds	Indicator: Public Service Number of persons stabilized: Identify resources and provide information to agencies to expand and develop housing /supportive services for persons with disabilities.	6 disabled children annually will receive assistance through information and referral services for supportive services and/or housing resources.	SL-1

Obj #	Specific Objectives	Sources of Funds	Performance Indicators	Expected Number	Outcome/Obj
SNO-6	Priority 3: Assist person with alcohol and other drug addictions with their service needs by: Strategy 1: Assist service providers with providing additional services to persons addicted to drugs and alcohol by working with identified community providers to better coordinate efficiency of services through the information network providers through quarterly meetings provided for by Project Unity.	Other entities-private non-profits, BVCASA-TDADA funds	Specific Indicator: Public Service Number of persons stabilized: Identify resources and provide information to agencies to expand and develop housing/supportive services for persons with disabilities.	Provide technical assistance to one agency annually that provides these services	SL-1
SNO-7	Priority 4: Assist persons with HIV/AIDS and their families, with their supportive services and service needs by: Strategy 1: Expand health care services for person with HIV/AIDS by facilitating or encouraging health care providers to enhance and expand services to persons with HIV/Aids by providing technical assistance to local agencies who provide services to person with HIV/Aids. (Oversight provided by staff, not a specific funded project)	Project Unity: HOPWA	Specific Indicator: Public Service; Number of persons stabilized: Provide technical assistance to agencies that provide health services.	Through local providers 5 annually will benefit from health services.	SL-1
SNO-8	Strategy 2: Expand supportive housing for persons with HIV/Aids by encouraging or facilitating the development of transitional supportive housing for persons with HIV/AIDS by identify resources and providing information and technical assistance to non profits to maintain and/expand services for housing options. Technical assistance only. (Oversight provided by staff, not a specific funded project)	Project Unity: HOPWA	Specific Indicator: Public Service; Number of persons stabilized: Provide technical assistance to agencies that provide housing options.	5 people will benefit annually from housing options and improved housing services.	SL-1
SNO-9	Priority 5: Assist public housing residents with their supportive housing and service needs to support achieving self-sufficiency to reduce dependency on federally assisted public housing: Strategy 1: Provide home owner/buyer counseling		Specific Indicator: Public Service; Number of persons stabilized: Provide technical assistance to PHA residents.	Provide technical assistance to 25 PHA residents over the 5 year period.	SL-1
SNO-10	Strategy 2: Coordinate public service agencies in order to assist residents with their public service needs by providing technical assistance through information and referral to the Executive Director so that PHA residents will be aware of local services available (Oversight provided by staff, not a specific funded project).	Private funds, technical assistance only	Specific Indicator: Public Service; Number of persons stabilized: Provide technical assistance to PHA residents.	Six hundred (600) PHA residents will benefit from identify resources over the 5 year period.	SL-1
SNO-11	Strategy 3: Provide technical assistance to PHA residents wanting to own their own business by referring residents to available resources for technical assistance.	Private funds, technical assistance only	Specific Indicator: Public Service; Number of persons stabilized: Provide technical assistance to PHA residents.	Ten (10) PHA residents will be provided access to services for business planning over the 5 year period.	SL-1
SNO-12	Priority 6: Assist persons with HIV/AIDS and their families, with their supportive services and service needs through: Expanding health care services for persons with HIV/AIDS. (Oversight provided by staff, not a specific funded project).	Private funds: Other entities: Project Unity, HRSA Bureau of Primary HealthCare/FQHC, HRSA Ryan White Title II and State Services	Specific Indicator: Public Service; Persons assisted: Technical assistance provided to appropriate agencies.	25 persons will benefit from expanded and/or coordinated services.	SL-1

Obj #	Specific Objectives	Sources of Funds	Performance Indicators	Expected Number	Outcome/Obj
SNO-13	Expand supportive housing for persons with HIV/AIDS through appropriate agencies. (Oversight provided by staff, not a specific funded project).	Other entities: BVCOG/BVCAA —HRSA Bureau of Primary HealthCare/FQHC , HRSA Ryan White Title II and State Services	Specific Indicator: Public Service; Number of housing units HIV/Aids	1- 10	SL-1
SNO-14	Encouraging development of transitional supportive housing for persons with HIV/AIDS through appropriate agencies. (Oversight provided by staff, not a specific funded project).	Other entities: Project Unity— HRSA Bureau of Primary HealthCare/FQHC , HRSA Ryan White Title II and State Services	Specific Indicator; Persons assisted: Identify resources and provide information to agencies to expand and develop housing options for persons with HIV/AIDS.	An estimated 20 people will benefit from improved services in the 5-Year period.	SL-1
Other Objectives					
00-1	Administrative includes eligible operating expenses for CDBG and related grants.	CDBG funds	N/A	N/A	N/A
00-3	Administrative includes eligible operating expenses for HOME program.	HOME funds	N/A	N/A	N/A

Outcome/Objective Codes

	Availability/Accessibility	Affordability	Sustainability
Decent Housing	DH-1	DH-2	DH-3
Suitable Living Environment	SL-1	SL-2	SL-3

R. Table 3B- Annual Housing Completion Goals

	Annual Number Expected Units To Be Completed	Resources used during the period			
		CDBG	HOME	ESG	HOPWA
ANNUAL AFFORDABLE HOUSING GOALS (SEC. 215)					
Homeless households- T.A. only	N/A	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Non-homeless households	30	X	X	<input type="checkbox"/>	<input type="checkbox"/>
Special needs households	2	X	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
ANNUAL AFFORDABLE RENTAL HOUSING GOALS (SEC. 215)					
Acquisition of existing units-T.A. only	N/A	<input type="checkbox"/>	<input type="checkbox"/>		<input type="checkbox"/>
Production of new units-(CHDO)	2	<input type="checkbox"/>	X		<input type="checkbox"/>
Rehabilitation of existing units	0	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Rental Assistance-T.A.	N/A	<input type="checkbox"/>	<input type="checkbox"/>		<input type="checkbox"/>
Total Sec. 215 Affordable Rental	2	<input type="checkbox"/>	x	<input type="checkbox"/>	<input type="checkbox"/>
ANNUAL AFFORDABLE OWNER HOUSING GOALS (SEC. 215)					
Acquisition of existing units	N/A	<input type="checkbox"/>	<input type="checkbox"/>		
Production of new units-T.A. to developer-deeding already acquired lots And 2 CHDO-HOME funds for CHDO only	4 2	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
Rehabilitation/recon. of existing units – 3 major and 15 minor	18	X	X		
Homebuyer Assistance	15	<input type="checkbox"/>	X		<input type="checkbox"/>
Total Sec. 215 Affordable Owner		X	X	<input type="checkbox"/>	<input type="checkbox"/>
ANNUAL AFFORDABLE HOUSING GOALS (SEC. 215)					
Acquisition of existing units- vacant lots or lots with unoccupied dilapidate houses for future housing development	2	X			<input type="checkbox"/>
Production of new units-08 & 09 CHDO funds 2 new units & 4 new by developer	6	<input type="checkbox"/>	<input checked="" type="checkbox"/>		<input type="checkbox"/>
Rehabilitation/reconstruction of existing units	18	X	X	<input type="checkbox"/>	<input type="checkbox"/>
Homebuyer Assistance	15	X	X		<input type="checkbox"/>
Clearance/Demolition- of unoccupied, dilapidated structures	5	X			
Total Sec. 215 Affordable Housing	46	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
ANNUAL HOUSING GOALS					
Annual Rental Housing Goal	2	<input type="checkbox"/>	x	<input type="checkbox"/>	<input type="checkbox"/>
Annual Owner Housing Goal	44	X	X	<input type="checkbox"/>	<input type="checkbox"/>
Total Annual Housing Goal	46	X	X	<input type="checkbox"/>	<input type="checkbox"/>

S. Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name

City of Bryan

Priority Need

Planning and Administration

Project Title

CDBG Program Administration

Description

This project/activity provides staff and related costs to carry out CDBG and HOME program activities. These activities include customer service, labor standards, compliance activities, fiscal management, preparation of environmental assessments, staff support to the citizen advisory committee, development of the 5-Year Consolidated Plan, Annual Action Plan and Consolidated Annual Performance Evaluation and Report as well as any other program administration necessary to achieve the City's Community Development goals and objectives.

Administrative expenses related to administration eligible costs of CDBG and HOME programs. These programs include, but are not limited to, housing programs, public service agency funding project management, public facility project management, infrastructure projects and economic development programs such as technical assistance. Total funds administered by Department during 2010-11 are estimated to be \$1,550,456.00. Provide technical assistance for code enforcement violations to encourage maintenance of structures in compliance with City ordinances and community appearance standards, and removal of dilapidated structures.

Objective category: ☐ Suitable Living Environment ☐ Decent Housing ☐ Economic Opportunity
Outcome category: ☐ Availability/Accessibility ☐ Affordability ☐ Sustainability

Location/Target Area

Community Wide

Objective Number 00-2	Project ID 001
HUD Matrix Code 21A	CDBG Citation 570.206
Type of Recipient Local Government	CDBG National Objective N/A
Start Date 10/01/2010	Completion Date 09/30/2011
Performance Indicator N/A	Annual Units N/A
Local ID ME 4000	Units Upon Completion N/A

Funding Sources:

CDBG	203,565.00
ESG	
HOME	
HOPWA	
Total Formula	203,565.00
Prior Year Funds	
Assisted Housing	
PHA	
Other Funding	
Total	203,565.00

The primary purpose of the project is to help: ☐ the Homeless ☐ Persons with HIV/AIDS ☐ Persons with Disabilities ☐ Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name

City of Bryan

Priority Need

Planning and Administration

Project Title

HOME Administrative Cost

Description

Administrative expenses related to administration of HOME programs. These programs include, but are not limited to eligible housing administrative functions such as customer service, financial management, staff supervision, record keeping, etc. not directly associated with a housing project. Total funds administered by Department during 2010-11 are estimated to be \$1,550,456.00 for both CDBG and HOME. Additionally, provide technical support to housing developers to encourage rehabilitation of rental properties, owner occupied properties to increase or improve housing stock.

Objective category:

☐ Suitable Living Environment

☐ Decent Housing

☐ Economic Opportunity

Outcome category:

☐ Availability/Accessibility

☐ Affordability

☐ Sustainability

Location/Target Area

Community Wide

Objective Number OO-3	Project ID 002
HUD Matrix Code 21H	CDBG Citation N/A
Type of Recipient Local Government	CDBG National Objective N/A
Start Date 10/01/2010	Completion Date 09/30/2011
Performance Indicator N/A	Annual Units N/A
Local ID ME4002	Units Upon Completion N/A

Funding Sources:

CDBG	.....
ESG	.....
HOME	47,186.00
HOPWA	.....
Total Formula	47,186.00
Prior Year Funds	.....
Assisted Housing	.....
PHA	.....
Other Funding	.....
Total	47,186.00

The primary purpose of the project is to help: ☐ the Homeless ☐ Persons with HIV/AIDS ☐ Persons with Disabilities ☐ Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name

City of Bryan

Priority Need

Housing

Project Title

Home Owner Assistance

Description See Table 2C. –All Housing Priorities/Strategies: Priority 1—Strategies 1-3: Technical assistance to private developers of rental properties- 1 annually; technical assistance to agencies who provide rental subsidies; and technical assistance to non profits and for profits for new construction-1 annually. **Priority 2, Strategy 1-** new construction-provide technical assistance to 1 developer annually; **Strategy 2-** acquisition of properties to encourage housing development, 2 properties annually. **Priority 3, Strategy 1-5 & Priority 4, Strategy 1-4:** Technical Assistance 1 private developer bi-annually; rehabilitation of 2 major substandard units annually, assist 15 families with minor housing repairs; and 5 clearance/demolitions and 2 acquisitions annually. **Priority 5- Strategy 1-3:** provide home-buyers counseling assistance- technical (25)& financial (15) annually and provide funding for 1 non profit CHDO project annually. **Priority 6, Strategy 1-3-**provide technical assistance to developers who address special needs populations. Address **Homeless Priorities 1-4** and address **Other Special Needs Priorities 1-5** through technical assistance to agencies, providers and developers who address these special needs including homeless, elderly, PHA residents, disabled, HIV/Aids, and substance abuse.

Annual Home Owners Assistance Project -This project may address Priorities 1-6, but specifically Priorities 2, 3 & 4 of the Affordable Housing Plan of Bryan's 2010-14 Consolidated Plan. CDBG Funds are the primary source of funding. Recipients are asked to contribute and/or obtain private funding as appropriate. CDBG represents 99% of activity funds. Funds will provide up to 17 families housing assistance in the form of infrastructure, new development, rehabilitation/replacement, handicap accessibility, minor repair, down payment assistance, acquisition, staff and other related costs necessary to carry out CDBG Program activities for housing projects. (Outcome objective: decent housing availability/accessibility).

Objective category: ☐ Suitable Living Environment☒ Decent Housing☐ Economic Opportunity**Outcome category:** ☐ Availability/Accessibility☒ Affordability☐ Sustainability**Location/Target Area**

Community Wide

Objective Number OHO 2.1 & 3.2, OHO 3.3, & 4.3	Project ID 003
HUD Matrix Code 14A	CDBG Citation 570.202
Type of Recipient Local Government	CDBG National Objective 570.202
Start Date 10/01/2010	Completion Date 09/30/2011
Performance Indicator Housing units	Annual Units 17
Local ID ME4001, QL5200, QL6000	Units Upon Completion 17

Funding Sources:

CDBG	553,632.00
ESG	
HOME	
HOPWA	
Total Formula	553,632.00
Prior Year Funds	
Assisted Housing	
PHA	
Other Funding	5,760.00 P.I.
Total	559,392.00

The primary purpose of the project is to help: ☐ the Homeless ☐ Persons with HIV/AIDS ☐ Persons with Disabilities ☐ Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name

City of Bryan

Priority Need

Housing

Project Title

Home Owner Assistance

Description See Table 2C. –All Housing Priorities/Strategies: **Priority 1—Strategies 1-3:** Technical assistance to private developers of rental properties- 1 annually; technical assistance to agencies who provide rental subsidies; and technical assistance to non profits and for profits for new construction-1 annually. **Priority 2, Strategy 1-** new construction-provide technical assistance to 1 developer annually; **Strategy 2-** acquisition of properties to encourage housing development, 2 properties annually. **Priority 3, Strategy 1-5 & Priority 4, Strategy 1-4:** Technical Assistance 1 private developer bi-annually; rehabilitation of 2 major substandard units annually, assist 15 families with minor housing repairs; and 5 clearance/demolitions and 2 acquisitions annually. **Priority 5- Strategy 1-3:** provide home-buyers counseling assistance- technical (25)& financial (15) annually and provide funding for 1 non profit CHDO project annually. **Priority 6, Strategy 1-3-**provide technical assistance to developers who address special needs populations. Address **Homeless Priorities 1-4** and address **Other Special Needs Priorities 1-5** through technical assistance to agencies, providers and developers who address these special needs including homeless, elderly, PHA residents, disabled, HIV/Aids, and substance abuse.

Annual Home Owner Assistance Project- This project addresses Priority 3/Strategy 2 and Priority 4/Strategy 2 of the Affordable Housing Plan of Bryan's 2010-14 Consolidated Plan with a minimum 1 family targeted citywide. The City anticipates \$55,000 in program income for the HOME program.

Objective category: ☐ Suitable Living Environment

☒ Decent Housing

☐ Economic Opportunity

Outcome category: ☐ Availability/Accessibility

☒ Affordability

☐ Sustainability

Location/Target Area

Community Wide

Objective Number OHO 3.2 & 4.2	Project ID 004
HUD Matrix Code 14A	CDBG Citation 570.202
Type of Recipient Local Government	National Objective LMH
Start Date 10/01/2010	Completion Date 09/30/2011
Performance Indicator Housing units	Annual Units 1
Local ID QL6002	Units Upon Completion 1

Funding Sources:

CDBG	.....
ESG	.....
HOME	193,900.00
HOPWA	.....
Total Formula	193,900.00
Prior Year Funds	.....
Assisted Housing	.....
PHA	.....
Other Funding	.....
Total	193,900.00

The primary purpose of the project is to help: ☐ the Homeless ☐ Persons with HIV/AIDS ☐ Persons with Disabilities
☐ Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name

City of Bryan

Priority Need

Housing

Project Title

Community Housing Development Organization (CHDO)

Description See Table 2C. –All Housing Priorities/Strategies: Priority 1—Strategies 1-3: Technical assistance to private developers of rental properties- 1 annually; technical assistance to agencies who provide rental subsidies; and technical assistance to non profits and for profits for new construction-1 annually. **Priority 2, Strategy 1-** new construction-provide technical assistance to 1 developer annually; **Strategy 2-** acquisition of properties to encourage housing development, 2 properties annually. **Priority 3, Strategy 1-5 & Priority 4, Strategy 1-4:** Technical Assistance 1 private developer bi-annually; rehabilitation of 2 major substandard units annually, assist 15 families with minor housing repairs; and 5 clearance/demolitions and 2 acquisitions annually. **Priority 5- Strategy 1-3:** provide home-buyers counseling assistance- technical (25)& financial (15) annually and provide funding for 1 non profit CHDO project annually. **Priority 6, Strategy 1-3-**provide technical assistance to developers who address special needs populations. Address **Homeless Priorities 1-4** and address **Other Special Needs Priorities 1-5** through technical assistance to agencies, providers and developers who address these special needs including homeless, elderly, PHA residents, disabled, HIV/Aids, and substance abuse.

Annual Project - This project potentially addresses Priority items 1-5, with specifically addressing Priority 5/Strategy 2 of the Affordable Housing Plan of Bryan's Consolidated Plan with one Community Housing Development Organization (CHDO) targeted. These funds will provide CHDO(s) funding for low-income housing activities including rehabilitation or new construction to increase housing stock by a minimum of 1 housing unit annually.

Objective category: ☐ Suitable Living Environment

☒ Decent Housing

☐ Economic Opportunity

Outcome category: ☐ Availability/Accessibility

☒ Affordability

☐ Sustainability

Location/Target Area

Community Wide

Objective Number OHO 5.2	Project ID 005
HUD Matrix Code 21-I	CDBG Citation N/A
Type of Recipient Local Government	National Objective LMH
Start Date 10/01/2010	Completion Date 09/30/2011
Performance Indicator Housing Unit	Annual Units 1
Local ID QL5004	Units Upon Completion 1

Funding Sources:

CDBG	.....
ESG	.....
HOME	70,782.00
HOPWA	.....
Total Formula	70,782.00
Prior Year Funds	.....
Assisted Housing	.....
PHA	.....
Other Funding	.....
Total	70,782.00

The primary purpose of the project is to help: ☐ the Homeless ☐ Persons with HIV/AIDS ☐ Persons with Disabilities
☐ Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name

City of Bryan

Priority Need

Housing

Project Title

Down Payment Assistance

Description See Table 2C. –All Housing Priorities/Strategies: **Priority 1—Strategies 1-3:** Technical assistance to private developers of rental properties- 1 annually; technical assistance to agencies who provide rental subsidies; and technical assistance to non profits and for profits for new construction-1 annually. **Priority 2, Strategy 1-** new construction-provide technical assistance to 1 developer annually; **Strategy 2-** acquisition of properties to encourage housing development, 2 properties annually. **Priority 3, Strategy 1-5 & Priority 4, Strategy 1-4:** Technical Assistance 1 private developer bi-annually; rehabilitation of 2 major substandard units annually, assist 15 families with minor housing repairs; and 5 clearance/demolitions and 2 acquisitions annually. **Priority 5- Strategy 1-3:** provide home-buyers counseling assistance- technical (25)& financial (15) annually and provide funding for 1 non profit CHDO project annually. **Priority 6, Strategy 1-3-**provide technical assistance to developers who address special needs populations. Address **Homeless Priorities 1-4** and address **Other Special Needs Priorities 1-5** through technical assistance to agencies, providers and developers who address these special needs including homeless, elderly, PHA residents, disabled, HIV/Aids, and substance abuse.

Annual Project- These funds will be utilized to provide up to 15 homebuyers counseling with down payment and closing cost assistance to increase home ownership. This project addresses Priority 5/Strategy 3 of the Affordable Assistance Housing Plan of Bryan's 2010-2014 5-Year Consolidated Plan with 15 families targeted citywide.

Objective category: ☐ Suitable Living Environment

☒ Decent Housing

☐ Economic Opportunity

Outcome category: ☐ Availability/Accessibility

☒ Affordability

☐ Sustainability

Location/Target Area

Community Wide

Objective Number OHO 5.1	Project ID 006
HUD Matrix Code 13	CDBG Citation 570.201 (n)
Type of Recipient Local Government	National Objective LMH
Start Date 10/01/2010	Completion Date 09/30/2011
Performance Indicator Households	Annual Units 15
Local ID QL6001	Units Upon Completion 15

Funding Sources:

CDBG	.....
ESG	.....
HOME	160,000.00
HOPWA	.....
Total Formula	160,000.00
Prior Year Funds	.....
Assisted Housing	.....
PHA	.....
Other Funding	55,000.00 P.I.
Total	215,000.00

The primary purpose of the project is to help: ☐ the Homeless ☐ Persons with HIV/AIDS ☐ Persons with Disabilities
☐ Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name

City of Bryan

Priority Need

Housing

Project Title

Clearance and Demolition

Description See Table 2C. –All Housing Priorities/Strategies: **Priority 1—Strategies 1-3:** Technical assistance to private developers of rental properties- 1 annually; technical assistance to agencies who provide rental subsidies; and technical assistance to non profits and for profits for new construction-1 annually. **Priority 2, Strategy 1-** new construction-provide technical assistance to 1 developer annually; **Strategy 2-** acquisition of properties to encourage housing development, 2 properties annually. **Priority 3, Strategy 1-5 & Priority 4, Strategy 1-4:** Technical Assistance 1 private developer bi-annually; rehabilitation of 2 major substandard units annually, assist 15 families with minor housing repairs; and 5 clearance/demolitions and 2 acquisitions annually. **Priority 5- Strategy 1-3:** provide home-buyers counseling assistance- technical (25)& financial (15) annually and provide funding for 1 non profit CHDO project annually. **Priority 6, Strategy 1-3-**provide technical assistance to developers who address special needs populations. Address **Homeless Priorities 1-4** and address **Other Special Needs Priorities 1-5** through technical assistance to agencies, providers and developers who address these special needs including homeless, elderly, PHA residents, disabled, HIV/Aids, and substance abuse.

Annual Clearance/Demolition Project - This project provides for the demolition of dilapidated, abandoned and deteriorating structures by spot blight and/or removal of deteriorated structures in order for housing to be built for low and moderate income persons. Provide technical or financial support for citizens regarding structural code enforcement violations to encourage maintenance of houses in compliance with City ordinances and community appearance standards. CDBG represents 100% of activity funds. Funds will provide for the clearance of 5 structures, including all related costs necessary to carry out the CDBG program. This project addresses Priority 3 and Priority 4 of the Affordable Housing Plan of Bryan's 2010-14 5-Year Consolidated Plan.

Objective category: ☐ Suitable Living Environment ☒ Decent Housing ☐ Economic Opportunity
Outcome category: ☒ Availability/Accessibility ☐ Affordability ☐ Sustainability

Location/Target Area

Community Wide

Objective Number DH-3.4 & 4.4	Project ID 007
HUD Matrix Code 04	CDBG Citation 24 CFR 570.208(b)(2)
Type of Recipient Local Government	National Objective SBS
Start Date 10/01/2010	Completion Date 09/30/2011
Performance Indicator Housing Units	Annual Units 5
Local ID QL6000	Units Upon Completion 5

Funding Sources:

CDBG	50,000.00
ESG	
HOME	
HOPWA	
Total Formula	50,000.00
Prior Year Funds	
Assisted Housing	
PHA	
Other Funding	
Total	50,000.00

The primary purpose of the project is to help: ☐ the Homeless ☐ Persons with HIV/AIDS ☐ Persons with Disabilities
☐ Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name

City of Bryan

Priority Need

Housing

Project Title

Acquisition

Description See Table 2C. –All Housing Priorities/Strategies: **Priority 1—Strategies 1-3:** Technical assistance to private developers of rental properties- 1 annually; technical assistance to agencies who provide rental subsidies; and technical assistance to non profits and for profits for new construction-1 annually. **Priority 2, Strategy 1-** new construction-provide technical assistance to 1 developer annually; **Strategy 2-** acquisition of properties to encourage housing development, 2 properties annually. **Priority 3, Strategy 1-5 & Priority 4, Strategy 1-4:** Technical Assistance 1 private developer bi-annually; rehabilitation of 2 major substandard units annually, assist 15 families with minor housing repairs; and 5 clearance/demolitions and 2 acquisitions annually. **Priority 5- Strategy 1-3:** provide home-buyers counseling assistance- technical (25)& financial (15) annually and provide funding for 1 non profit CHDO project annually. **Priority 6, Strategy 1-3-**provide technical assistance to developers who address special needs populations. Address **Homeless Priorities 1-4** and address **Other Special Needs Priorities 1-5** through technical assistance to agencies, providers and developers who address these special needs including homeless, elderly, PHA residents, disabled, HIV/Aids, and substance abuse.

Annual Acquisition Project: This project provides for the acquisition of property to be used to build housing for low and moderate income persons and/or for the acquisition of property located outside a designated slum/blight area and the acquisition is prerequisite for clearance which will eliminate specific conditions of blight or physical decay on a spot basis. Technical and/or financial support will be provided to private non-profit or for-profit developers of affordable housing to acquire affordable property to increase housing stock for targeted populations. Funds will provide for the acquisition of 1-2 properties or additional properties if feasible, including all related costs necessary to carry out the CDBG program. This project addresses Priority 2 and 3 of the 2010-2014 5-Year Consolidated Plan.

Objective category: ☐ Suitable Living Environment ☒ Decent Housing ☐ Economic Opportunity
Outcome category: ☒ Availability/Accessibility ☐ Affordability ☐ Sustainability

Location/Target Area

Community Wide

Objective Number DH-3.5	Project ID 008
HUD Matrix Code 01	CDBG Citation 24 CFR 570.208(a)(3)
Type of Recipient Local Government	National Objective LMH
Start Date 10/01/2010	Completion Date 09/30/2011
Performance Indicator Housing Units	Annual Units 1-2
Local ID QL6000	Units Upon Completion 1-2

Funding Sources:

CDBG	60,000.00
ESG	
HOME	
HOPWA	
Total Formula	60,000.00
Prior Year Funds	
Assisted Housing	
PHA	
Other Funding	
Total	60,000.00

The primary purpose of the project is to help: ☐ the Homeless ☐ Persons with HIV/AIDS ☐ Persons with Disabilities
☐ Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name

City of Bryan

Priority Need

Youth Services, Public Services

Project Title

Bryan Parks and Recreation Department--Neal Recreation Program Youth Services

Description

See Table 2C: Priority 2, Strategy 1-4: Expand, improve, and/or add public services when and where needed for very low, low, and moderate income individuals. Provide technical assistance to service providers in the procurement of funds within the 5-Year period. Provide assistance to 3 agencies annually that are designated high/medium priorities, 2,000 low-income persons will benefit from services provided by these agencies. Consider funding up to 12 external agencies annually. Provide monitoring and technical support to these agencies that will provide services to an estimated 15,000 low-income persons with health care and social services.

Annual Neal Recreation Program Youth Services: The funding provides for eligible operating expenses, including partial salaries for sports instructors (gymnastic, basketball, and swimming) and partial expenditures of a bus driver for a summer dribbler's program, gymnastics program; learn to swim and other appropriate year round activities for 200 unduplicated clients through the Bryan Parks and Recreation Division. This program has increased its level of services by adding additional programs such as softball, flag football and summer trips. This project addresses Priority 2 of the Non-Housing Community Development Plan of Bryan's 2010-14 Consolidated Plan. CDBG represents approximately 20% of this activity's funding for the requested program.

Objective category: ☒ Suitable Living Environment

☐ Decent Housing

☐ Economic Opportunity

Outcome category: ☒ Availability/Accessibility

☐ Affordability

☐ Sustainability

Location/Target Area

600 North Randolph, Bryan, Texas 77803

Objective Number PSO-1, SL-1.NHPS 2.2	Project ID 009
HUD Matrix Code 05D	CDBG Citation 570.201 (e)
Type of Recipient Local Government	CDBG National Objective 570.208 (a) (2)
Start Date 10/01/2010	Completion Date 09/30/2011
Performance Indicator people	Annual Units 200
Local ID QL4300	Units Upon Completion 200

Funding Sources:

CDBG	4,000.00
ESG	
HOME	
HOPWA	
Total Formula	4,000.00
Prior Year Funds	
Assisted Housing	
PHA	
Other Funding	
Total	4,000.00

The primary purpose of the project is to help: ☐ the Homeless ☐ Persons with HIV/AIDS ☐ Persons with Disabilities
☐ Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name

City of Bryan

Priority Need

Youth Services, Public Services

Project Title

Bryan Parks and Recreation Department--Summer Parks Program Youth Services

Description

See Table 2C: Priority 2, Strategy 1-4: Expand, improve, and/or add public services when and where needed for very low, low, and moderate income individuals. Provide technical assistance to service providers in the procurement of funds within the 5-Year period. Provide assistance to 3 agencies annually that are designated high/medium priorities, 2,000 low-income persons will benefit from services provided by these agencies. Consider funding up to 12 external agencies annually. Provide monitoring and technical support to these agencies that will provide services to an estimated 15,000 low-income persons with health care and social services.

Annual Summer Parks Youth Services Project: The funds provide for eligible operating expenses for a summer recreational camp including partial salaries and benefits, supplies/training, equipment, transportation and field trips for low to moderate-income children. This program, offered in five Bryan parks located in low and moderate-income neighborhoods, provides educational, social, and recreational activities to approximately 625 unduplicated clients. This project addresses Priority 2 of the Non-Housing Community Development Plan of Bryan's 2010-14 Consolidated Plan. CDBG represents approximately 40% of this activity's funding for the requested program.

Objective category

☒ Suitable Living Environment

☐ Decent Housing

☐ Economic Opportunity

Outcome category:

☒ Availability/Accessibility

☐ Affordability

☐ Sustainability

Location/Target Area

2315 Russell St., 1629 Mockingbird, 129 Moss St., 1142 E. William Joel Bryan Pkwy., 3901 Carter Creek Pkwy., 2050 W. Villa Maria Rd., 411 Williamson Drive

Objective Number PSO-2, SL-1.NHPS 2.2	Project ID 010
HUD Matrix Code 05D	CDBG Citation 570.201 (e)
Type of Recipient Local Government	CDBG National Objective 570.208 (a) (2)
Start Date 10/01/2010	Completion Date 09/30/2011
Performance Indicator people	Annual Units 625
Local ID QL4900	Units Upon Completion 625

Funding Sources:

CDBG	45,000.00
ESG	
HOME	
HOPWA	
Total Formula	45,000.00
Prior Year Funds	
Assisted Housing	
PHA	
Other Funding	
Total	45,000.00

The primary purpose of the project is to help: ☐ the Homeless ☐ Persons with HIV/AIDS ☐ Persons with Disabilities ☐ Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name

City of Bryan

Priority Need

Public Service

Project Title

Family Promise of Bryan-College Station, Family Support Services

Description

See Table 2C: Priority 2, Strategy 1-4: Expand, improve, and/or add public services when and where needed for very low, low, and moderate income individuals. Provide technical assistance to service providers in the procurement of funds within the 5-Year period. Provide assistance to 3 agencies annually that are designated high/medium priorities, 2,000 low-income persons will benefit from services provided by these agencies. Consider funding up to 12 external agencies annually. Provide monitoring and technical support to these agencies that will provide services to an estimated 15,000 low-income persons with health care and social services.

Annual Family Promise of B/CS Family Support Services Project: The public service funding will provide for eligible operating expenses of contract labor for case management services for the Family Support Services Program. This program will extend case management services for 2 years following housing placement for their homeless clients. The services will include long range case management in the home to encourage the stability of the family after leaving the agency's short term emergency shelter program. A tracking system will be utilized to track outcomes of families for 2 years after the move out date. The program will serve an estimated 65 unduplicated clients during the program year. This project addresses Priority 2 of the Non-Housing Community Development Plan of Bryan's 2010-14 Consolidated Plan. CDBG represents 100% of this activity's funding for the requested program.

Objective category: ☒ Suitable Living Environment ☐ Decent Housing ☐ Economic Opportunity
Outcome category: ☒ Availability/Accessibility ☐ Affordability ☐ Sustainability

Location/Target Area

P.O. Box 11232 College Station, Texas 77842/ Community Wide

Objective Number PSO-6, SL-1.NHPS 2.4	Project ID 011
HUD Matrix Code 05	CDBG Citation 570.201 (e)
Type of Recipient 570.500 (c)	CDBG National Objective 570.208 (a) (2)
Start Date 10/01/2010	Completion Date 09/30/2011
Performance Indicator 01 People	Annual Units 65
Local ID QL2112	Units Upon Completion 65

Funding Sources:

CDBG	20,000.00
ESG	
HOME	
HOPWA	
Total Formula	20,000.00
Prior Year Funds	
Assisted Housing	
PHA	
Other Funding	
Total	20,000.00

The primary purpose of the project is to help: ☐ the Homeless ☐ Persons with HIV/AIDS ☐ Persons with Disabilities
☐ Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name

City of Bryan

Priority Need

Public Service

Project Title

Unity Partners dba Project Unity, Safe Harbour Supervised Visitation Program

Description

See Table 2C: Priority 2, Strategy 1-4: Expand, improve, and/or add public services when and where needed for very low, low, and moderate income individuals. Provide technical assistance to service providers in the procurement of funds within the 5-Year period. Provide assistance to 3 agencies annually that are designated high/medium priorities, 2,000 low-income persons will benefit from services provided by these agencies. Consider funding up to 12 external agencies annually. Provide monitoring and technical support to these agencies that will provide services to an estimated 15,000 low-income persons with health care and social services.

Annual Unity Partners dba Project Unity, Safe Harbour Supervised Visitation Project: The public service funding will provide for eligible operating expenses for the Safe Harbour program including personnel partial salary (\$18,376), fringe (\$1,406), space rental (\$2,718), and security (\$2,500). This program provides supervised visitation between non-custodial parent and children in a safe, child-friendly environment. Visitations are court ordered supervised visits under the supervision of trained staff and volunteers. Safe Harbour also provides parenting education, assists in the development of shared parenting plans, fathering support groups and case management services for fragile families. The program will serve an estimated 315 unduplicated clients. This project addresses Priority 2 of the Non-Housing Community Development Plan of Bryan's 2010-2014 Consolidated Plan. CDBG represents approximately 32% of this activity's funding for the requested program.

Objective category: ☒ Suitable Living Environment ☐ Decent Housing ☐ Economic Opportunity
Outcome category: ☒ Availability/Accessibility ☐ Affordability ☐ Sustainability

Location/Target Area

P.O. Box 2812 Bryan, Texas 77805/ Community Wide

Objective Number PSO-6, SL-1.NHPS 2.2	Project ID 012
HUD Matrix Code 05	CDBG Citation 570.201 (e)
Type of Recipient 570.500 (c)	CDBG National Objective 570.208 (a) (2)
Start Date 10/01/2010	Completion Date 09/30/2011
Performance Indicator 01 People	Annual Units 315
Local ID QL2003	Units Upon Completion 315

Funding Sources:

CDBG	25,000.00
ESG	
HOME	
HOPWA	
Total Formula	25,000.00
Prior Year Funds	
Assisted Housing	
PHA	
Other Funding	
Total	25,000.00

The primary purpose of the project is to help: ☐ the Homeless ☐ Persons with HIV/AIDS ☐ Persons with Disabilities
☐ Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name

City of Bryan

Priority Need

Public Service

Project Title

Brazos County Rape Crisis Center, Inc. dba Sexual Assault Resource Center

Description

See Table 2C: Priority 2, Strategy 1-4: Expand, improve, and/or add public services when and where needed for very low, low, and moderate income individuals. Provide technical assistance to service providers in the procurement of funds within the 5-Year period. Provide assistance to 3 agencies annually that are designated high/medium priorities, 2,000 low-income persons will benefit from services provided by these agencies. Consider funding up to 12 external agencies annually. Provide monitoring and technical support to these agencies that will provide services to an estimated 15,000 low-income persons with health care and social services.

Annual Brazos County Rape Crisis Center, Inc. dba Sexual Assault Resource Center Project: The Public Service funding will provide in-office direct aid counseling to victims of sexual assault and molestation by three part-time assistantship students from Texas A&M University Psychology Department (contracted services). The Sexual Assault Resource Center provides counseling, legal and medical information and preventive education classes on sexual abuse for citizens of the community. The program will serve an estimated 150 unduplicated low to moderate income clients during the contract year and is increasing its outreach services. This project addresses Priority 2 of the Non-Housing Community Development Plan of Bryan's 2010-14 Consolidated Plan. CDBG represents approximately 48% of this activity's funding for the requested program.

Objective category: ☒ Suitable Living Environment ☐ Decent Housing ☐ Economic Opportunity
Outcome category: ☒ Availability/Accessibility ☐ Affordability ☐ Sustainability

Location/Target Area

P.O. Box 3082 Bryan, Texas 77805/ Community Wide

Objective Number PSO-6, SL-1.NHPS 2.2	Project ID 013
HUD Matrix Code 05	CDBG Citation 570.201 (e)
Type of Recipient 570.500 (c)	CDBG National Objective 570.208 (a) (2)
Start Date 10/01/2010	Completion Date 09/30/2011
Performance Indicator 01 People	Annual Units 150
Local ID QL6509	Units Upon Completion 150

Funding Sources:

CDBG	21,600.00
ESG	
HOME	
HOPWA	
Total Formula	21,600.00
Prior Year Funds	
Assisted Housing	
PHA	
Other Funding	
Total	21,600.00

The primary purpose of the project is to help: ☐ the Homeless ☐ Persons with HIV/AIDS ☐ Persons with Disabilities
☐ Public Housing Needs

Table 3C
Consolidated Plan Listing of Projects

Jurisdiction's Name

City of Bryan

Priority Need

Public Service

Project Title

Twin City Mission, Inc., the Bridge Shelter Case Manager/ Client Assistance Program

Description

See Table 2C: Priority 2, Strategy 1-4: Expand, improve, and/or add public services when and where needed for very low, low, and moderate income individuals. Provide technical assistance to service providers in the procurement of funds within the 5-Year period. Provide assistance to 3 agencies annually that are designated high/medium priorities, 2,000 low-income persons will benefit from services provided by these agencies. Consider funding up to 12 external agencies annually. Provide monitoring and technical support to these agencies that will provide services to an estimated 15,000 low-income persons with health care and social services.

Annual Twin City Mission, Inc., the Bridge Shelter Case Manager/ Client Assistance Project: The Public Service funding will provide salary and benefits for the Bridge Shelter Case Manager and funds for the Client Assistance Program. The Case Manager counsels clients on goal planning, sustainability practices, and other supportive service which are all a part of the client assistance program. The client assistance program helps clients with identification, prescriptions, uniforms, education, and other services. The program will serve an estimated 575 unduplicated low to moderate income clients during the contract year. This project addresses Priority 2 of the Non-Housing Community Development Plan of Bryan's 2010-14 Consolidated Plan. CDBG represents 6% of this activity's funding for the requested program.

Objective category: ☒ Suitable Living Environment ☐ Decent Housing ☐ Economic Opportunity
Outcome category: ☒ Availability/Accessibility ☐ Affordability ☐ Sustainability

Location/Target Area

P.O. Box 3490 Bryan, Texas 77805/ Community Wide

Objective Number PSO-4, SL-1.NHPS 2.4	Project ID 014
HUD Matrix Code 05	CDBG Citation 570.201 (e)
Type of Recipient 570.500 (c)	CDBG National Objective 570.208 (a) (2)
Start Date 10/01/2010	Completion Date 09/30/2011
Performance Indicator 01 People	Annual Units 575
Local ID QL6501	Units Upon Completion 575

Funding Sources:

CDBG	35,031.00
ESG	
HOME	
HOPWA	
Total Formula	35,031.00
Prior Year Funds	
Assisted Housing	
PHA	
Other Funding	
Total	35,031.00

The primary purpose of the project is to help: ☐ the Homeless ☐ Persons with HIV/AIDS ☐ Persons with Disabilities
☐ Public Housing Needs

T. Table 4- Priority Public Housing Needs, Local Jurisdiction

Public Housing Need Category	PHA Priority Need Level High, Medium, Low, No Such Need	Estimated Dollars To Address
Restoration and Revitalization		
Capital Improvements		
Modernization		
Rehabilitation		\$225,000
Other (Specify) Site Improvement		\$106,212
Administration		\$73,302
Fees		\$12,820
Management and Operations		\$22,500
Operations		\$48,847
Improved Living Environment		
Neighborhood Revitalization (non-capital)		
Capital Improvements		
Safety/Crime Prevention/Drug Elimination		
Other (Specify)		
Economic Opportunity		
Resident Services/ Family Self Sufficiency		
Other (Specify)		
Total		\$488,681

U. Comments from Public Hearings

Public meetings between October 2009 and May 2010: Between October 2009 and May 2010 (October, 1, 2009, January 15, 2010, February 11, 2010, April 8, 2010, April 15, 2010 and April 29, 2010) the CDAC committee provided a public forum for discussion of the Community Development Services Departments ongoing programs as well as Round Table Discussions to gain community input on client needs for housing and non-housing activities. A summary of these discussions included staff providing an overview of CDBG and Home eligible programs and programs specific to Bryan's Community Development Services Department. Discussion was generated on housing programs with citizens wanting more information on housing rehabilitation and down payment assistance; the allocation process; housing assistance to special needs populations; the need for park improvements in low to moderate income area parks; the need for infrastructure in low and moderate income areas, and the continuation of funding public service programs. Individuals attending these meetings were asked to complete a client needs survey. All comments will be considered as part of the planning process for goals, objectives, and outcomes for activities for the next 5 years.

Public Hearing on April 8, 2010 Citizen Comments, Community Needs: Ms. Bond asked if there were any other citizens/visitors to be heard. **Bill Kelly**, Executive Director of MHMR of the Brazos Valley spoke: He thanked the City of Bryan Community Development and the Committee for providing funding

opportunities for public services. He stated since there is a lot of agencies who are seeking funding and funding has been reduced every year, they are grateful for the funds their agency has received from the block grant, both public service funding and public facility funding and hope the City continues to provide these opportunities for local eligible agencies. He also stated, regarding the 5 year plan, he encourages the city to continue providing assistance to special needs populations. **Liana Lowey**, Executive Director for Voices for Children spoke: She thanked the committee members for their volunteer services. She said that it is very much appreciated. She also wanted to echo Bill Kelly's comments on how important the CDBG funds are to public service organizations. She stated that the agency views their job as advocating for the community children, so the funds that they receive thru CDBG are really important to help provide for expenses of the program. She mentioned that in the 5 year plan they appreciate the 15% that is allocated to public service agencies and hope this will continue in the future. **Kim Thompson**, Director of Development Twin City Mission spoke: She stated that Twin City Mission had four area programs including 2 homeless shelters, and one is specifically for domestic violence clients and their children and the other one is for the homeless families of homeless individuals. She stated that they were very proud to open a new homeless shelter last July which has an entire wing that services only homeless families. She said that the need of this wing and new facility is evidenced by the 99% occupancy since the opening. She mentioned that homeless family's numbers are growing tremendously, and without the 15% generosity to public services for funding they do not think they can maintain the level of services that Twin City Mission provides to all kinds of marginal lives of population. The agency appreciates this consideration. **Jeannie McGuire, MS, LBSW (President)**, Project Unity spoke: She stated that they were very grateful for the 15% allocated for public services, although they also believe that housing is a very important part of what the community needs are for good, suitable, safe, decent housing. They really appreciate all of Community Development Block Grant Funds current priorities and everything that staff does. She stated that the public service dollars are vital to draw other funds into the community. Specifically Community Development Block Grant Funds provide the Safe Harbour Supervised Visitation Center program funds, where 60% of parents have said that there has been some kind of violence going in their home, and Judges mandates the non-custodial parent to visit their child in a supervised setting, with Safe Harbour being one of the few supervised locations available in this area. It is really important to keeping the children safe and building strong families around them. The whole concept of the Community Development Block Grant Fund assists low and moderate income families in need. Project Unity's public facility at 1400 Beck Street provides a location where low/moderate income families get case management services to seek out these basic needs and CDBG funds help our community does this.

At a public meeting on **April 29, 2010** the CDAC heard a presentation by staff regarding funding recommendations for the 2010 program year and comments by the general public. The Committee determined which projects the CDAC would recommend to City Council for funding, and the level of those funding recommendations. From April 8, 2010, through May 26, 2010, the JRFRC heard comments and reviewed applications from public service providers for CDBG funding of operational expenses. At two additional public meetings, Tuesday, May 25, 2010 and Wednesday, May 26, 2010 the Committee determined which public service programs the JRFRC would recommend to City Council for funding, and the level of those funding recommendations. In the **June 9, 2010**, edition of The Eagle, the summary of the proposed 2010-2014 CP and 2010 CAP was published. On **June 10, 2010**, the CDAC held a Special Public Meeting to set priority need levels for the CP. CDS staff provided a recommendation for both housing and non-housing needs. The recommendation was based upon the hearings, CDS professional expertise, need assessments, surveys, focus groups, and consultations with other appropriate entities. The CDAC approved the priority recommendations based upon the members' knowledge of the community, professional expertise, staff recommendations, need assessment surveys, consultations, and the public hearings. Based upon the CDAC's established priority needs, CDS staff established the strategies for meeting the housing and non-housing needs.

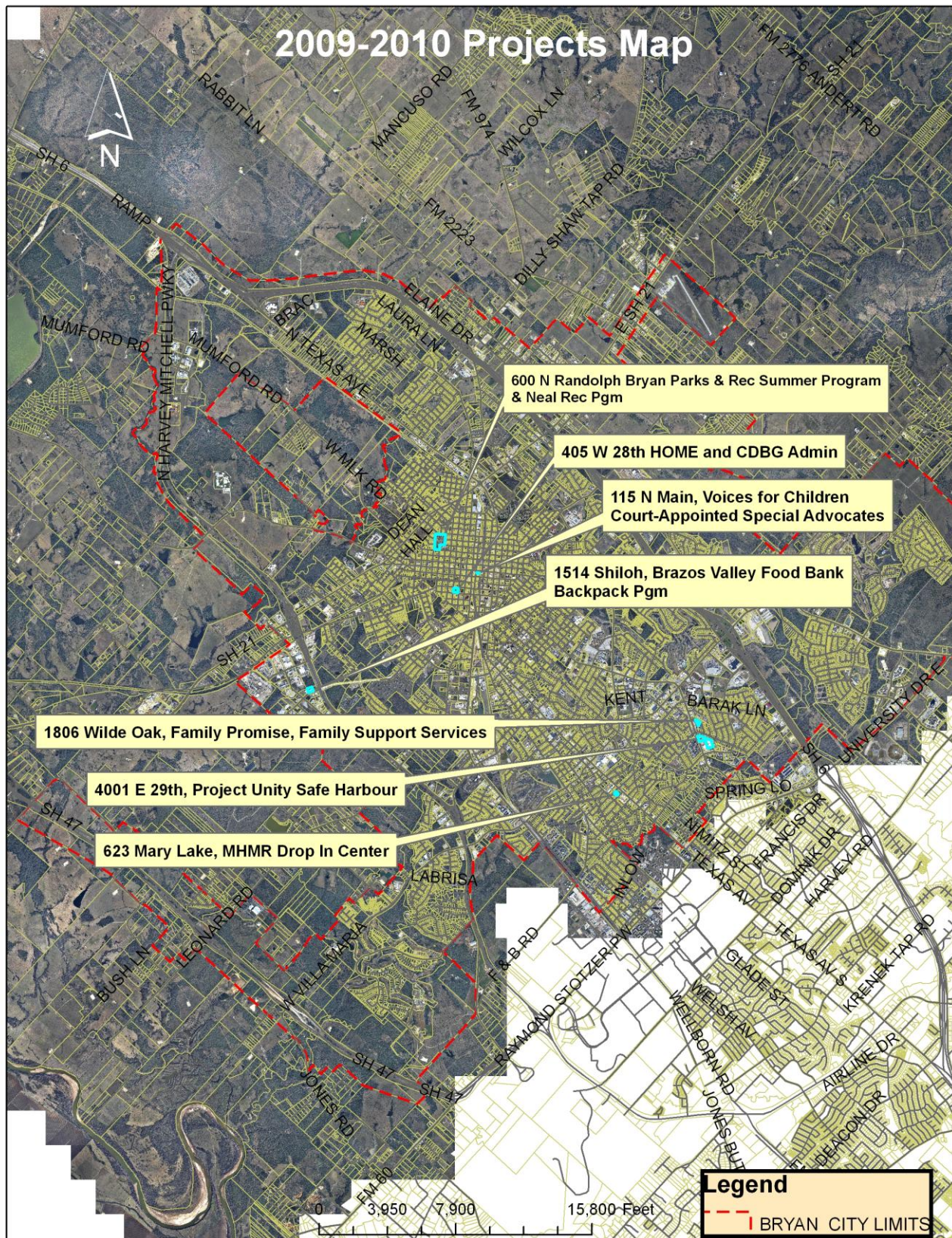
The CDS department allowed more than the required **30 days** for public comment from **June 24, 2010** to **July 30, 2010**. The 30 day comment period began on **June 24, 2010**, with 3 public hearings to solicit citizen's comments on the 5-Year Consolidated Action Plan, the 2010 Annual Consolidated Action Plan, and Fair Housing. **Linda Parrish, Volunteer for Safe Harbour and Board Member for Project Unity**, stated how grateful Safe Harbour and Project Unity are for receiving the Community Development Block Grant Funds. She mentioned that they were the only place in the community and surrounding areas that provide visitation services for children who have been taken away from their parents by court order. She mentioned that they have many volunteers that help with the supervision but only one full-time staff member. She explained that because of the generosity of the City they are able to stay in business all year. **Dick Haddox, DASH (Habitat Committee) Chairman and Board Member for Project Unity** stated that they are forming a coalition to come up with a plan to increase removal of substandard housing in our community. He said that there is currently not enough funding from the federal, state, and local governments, or any other sources. He has come to the conclusion that there are two main factors to removing and keeping substandard housing out of our community: to work with builders supply materials needed to improve deteriorating houses and to help people leaving substandard housing to find suitable and affordable living situations. He mentioned that he is trying to create a private public partnership within the community and help build a team with the city. **Bill Kelly, Executive Director, Mental Health and Mental Retardation** thanked the Community Development Services Department for the 15% and encouraged both Bryan and College Station to continue working together through Joint Relief Funding Review to bring these funds into our community. He mentioned that the funds are especially needed not only for housing services but for public services and facilities as well. He acknowledged the amount of work on the part of the City of Bryan in this process and applauded the CDS department staff for their efforts. **Marilyn Egger, Board President, Family Promise of Bryan/College Station** introduced Dr. Phebe Simmons as the new Director of Family Promise of Bryan/College Station. She explained that Family Promise focuses on homeless children and their families by allowing them a place to stay for about 90 days or until they are self-sufficient. She stated they have served 70 people, or 19 families, so far in the 21 months since opening last October. She stated that they are grateful for both the funds they received last year and the funds they were recommended to receive this year. She explained that with these funds they will be able to double the time they have previously spent on tracking families after they have graduated the program.

Citizen comments were reviewed. The proposed CP and CAP were submitted to the Bryan City Council at a regularly scheduled city council meeting for approval on **July 13, 2010**. The approval of the CP was published in The Eagle on **July 15, 2010**. The plan will be submitted to the HUD Fort Worth Field Office on or about **August 15, 2010**. Both the proposed plan and the adopted plan will be made available at the City of Bryan Community Development Office and Municipal Office Building.

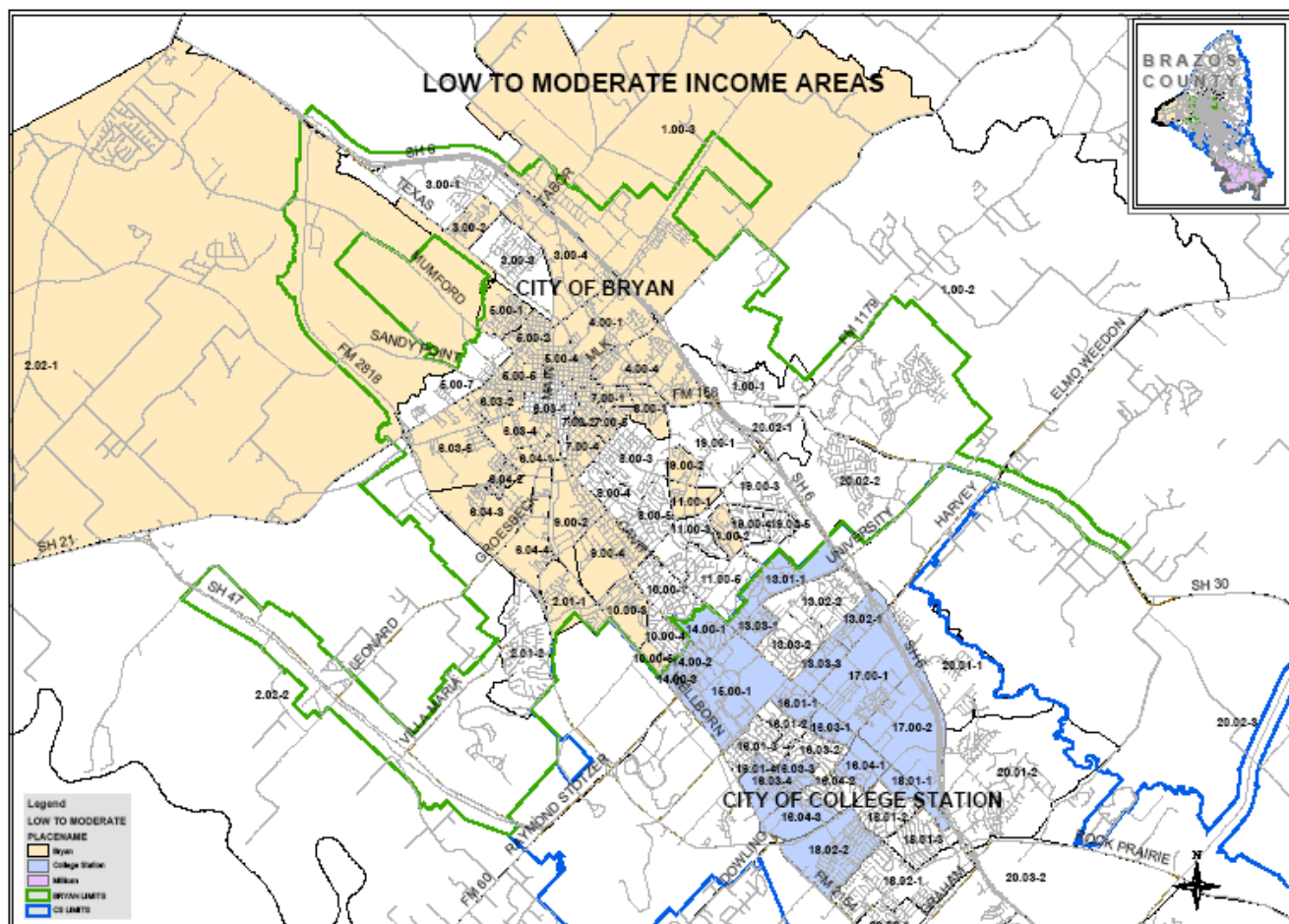
Analysis of Questionnaire Responses from March 26th Public Hearing

Program	Average Score
Homebuyer Assistance - Down Payment, Counseling	3
Homeowner Assistance - Repair, Replacement	3
Clearance & Demolition of Vacant, Dilapidated Housing	3
Special Needs Housing Development - Elderly or Disabled	4
Large Family Rental Housing - Families of 5 or More	3
Housing for Homeless - Emergency, Short-Term	4
Housing for Homeless - Transitional (up to 90+ Days with Case Management)	3
Housing for Homeless - Permanent - Long Term Affordable Housing with Case Management	3
Neighborhood Center Improvements - LMI Areas	3
Park Development &/or Improvements - LMI Areas	3
Infrastructure Improvement - Rehab or Development of Streets, Sidewalks, Drainage - LMI Areas	3
Non-Profit Public Facilities - Building Development, Repairs, Improvements	3
Health Services - Primary Health Care, Dental, Mental Health, Physical Rehabilitation	3
Social Services - Food, Emergency Shelter, Clothing, Recreational, Educational, Drug/Alcohol Rehabilitation	4
Code Enforcement - Lot Cleanup, Junk Vehicles, etc.	3
Job Creation - Finc. & Tech Incentives to Business Creating LMI Jobs	3
Commercial Building Renovation - Façade Repair	2
Scale: 1=Not Important, 2=Moderately Important, 3=Important, 4=Very Important (7 total questionnaires received)	

V. Project Map

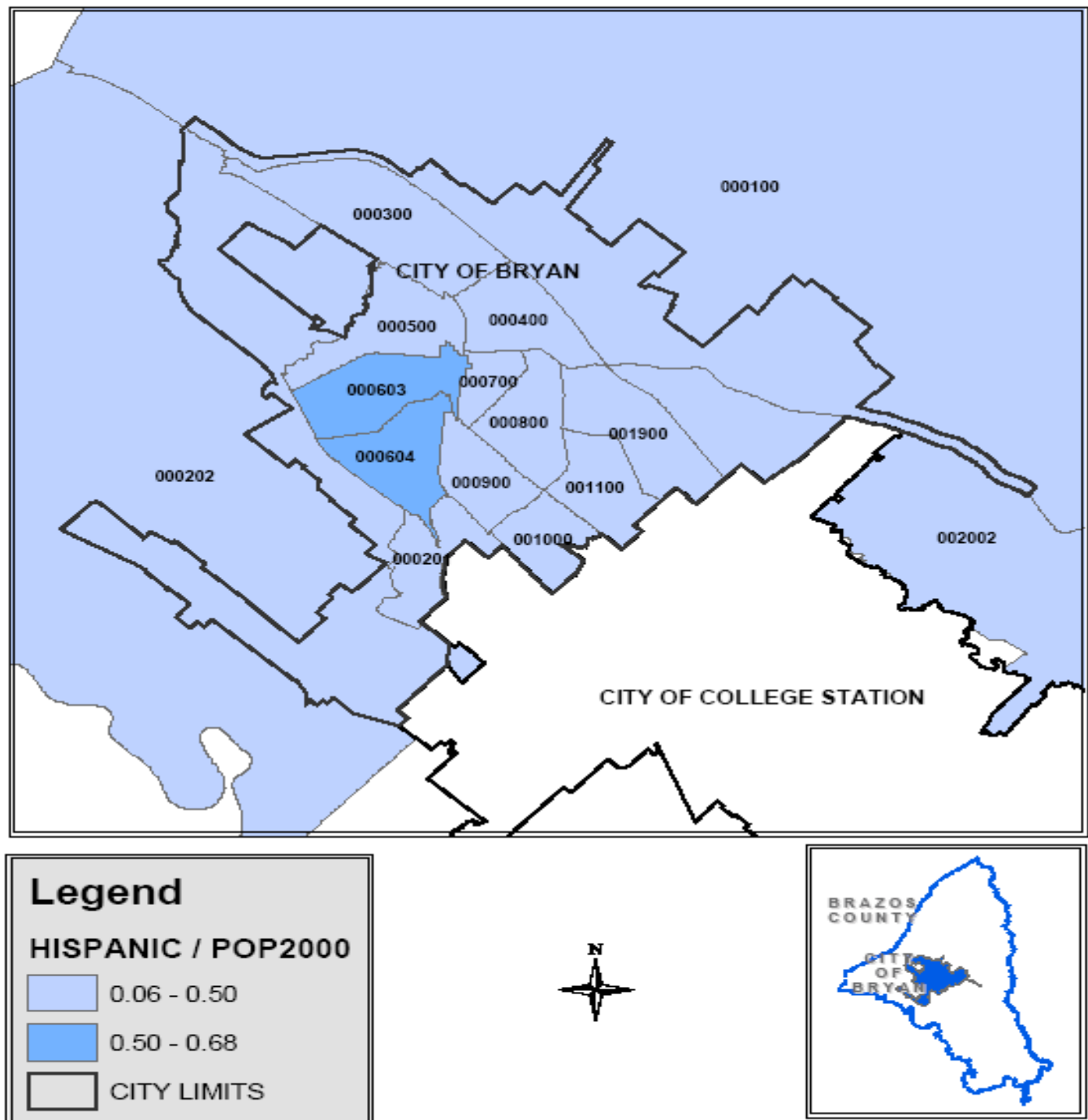


W. Low to Moderate Income Area Map



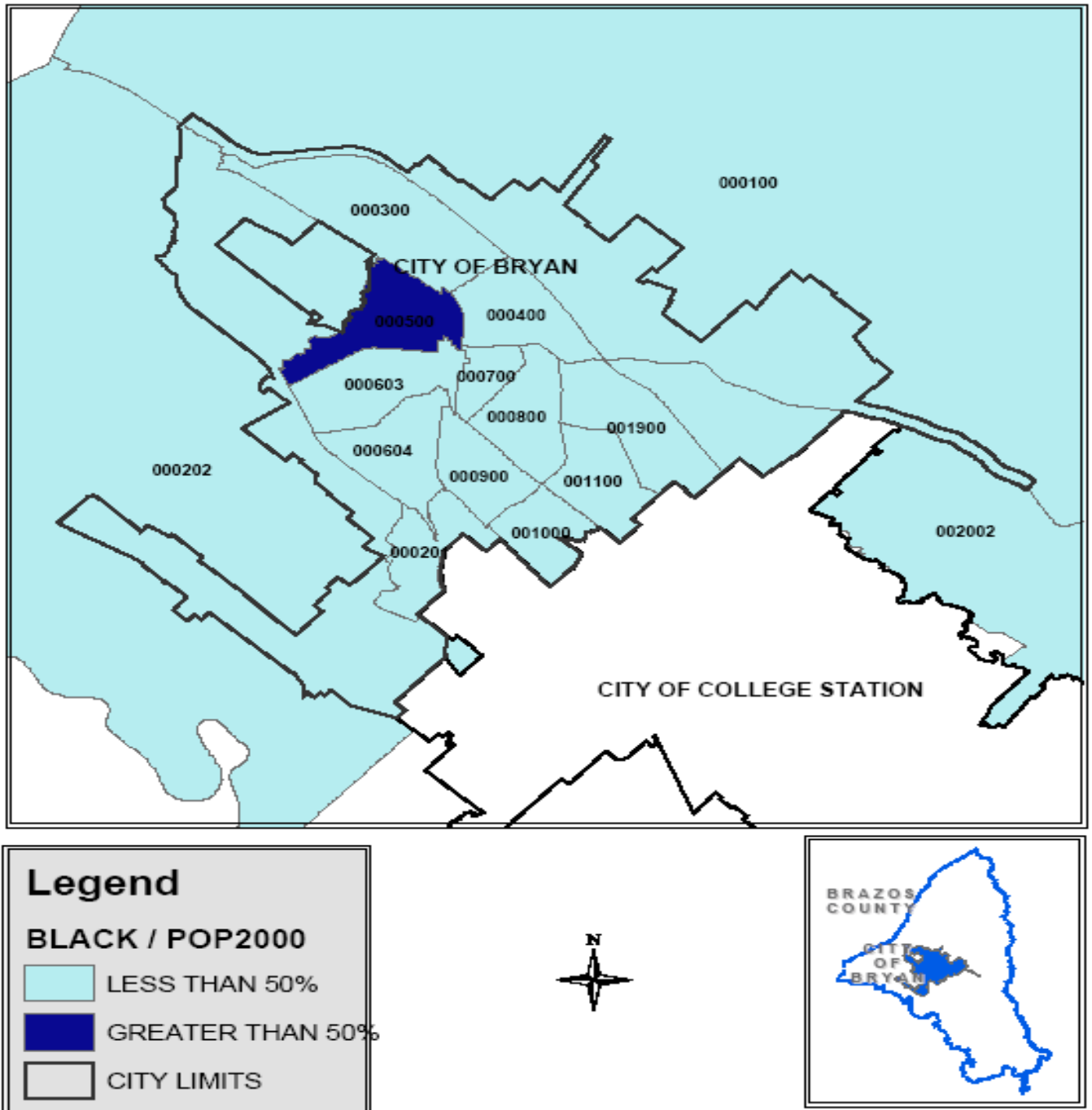
X. Percent Hispanic Population by Tract Map

PERCENT HISPANIC POPULATION BY TRACT

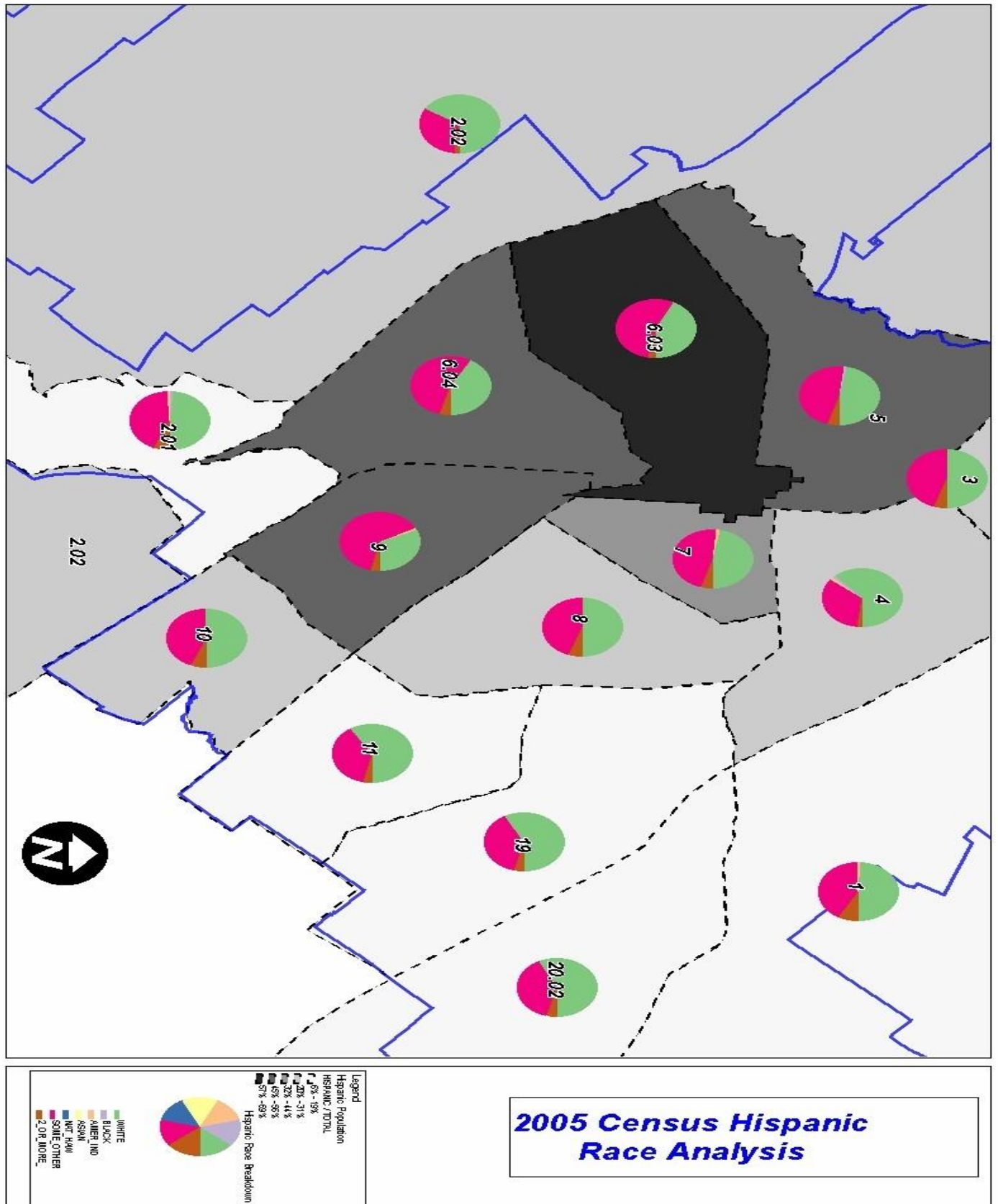


Y. Percent Black Population by Tract Map

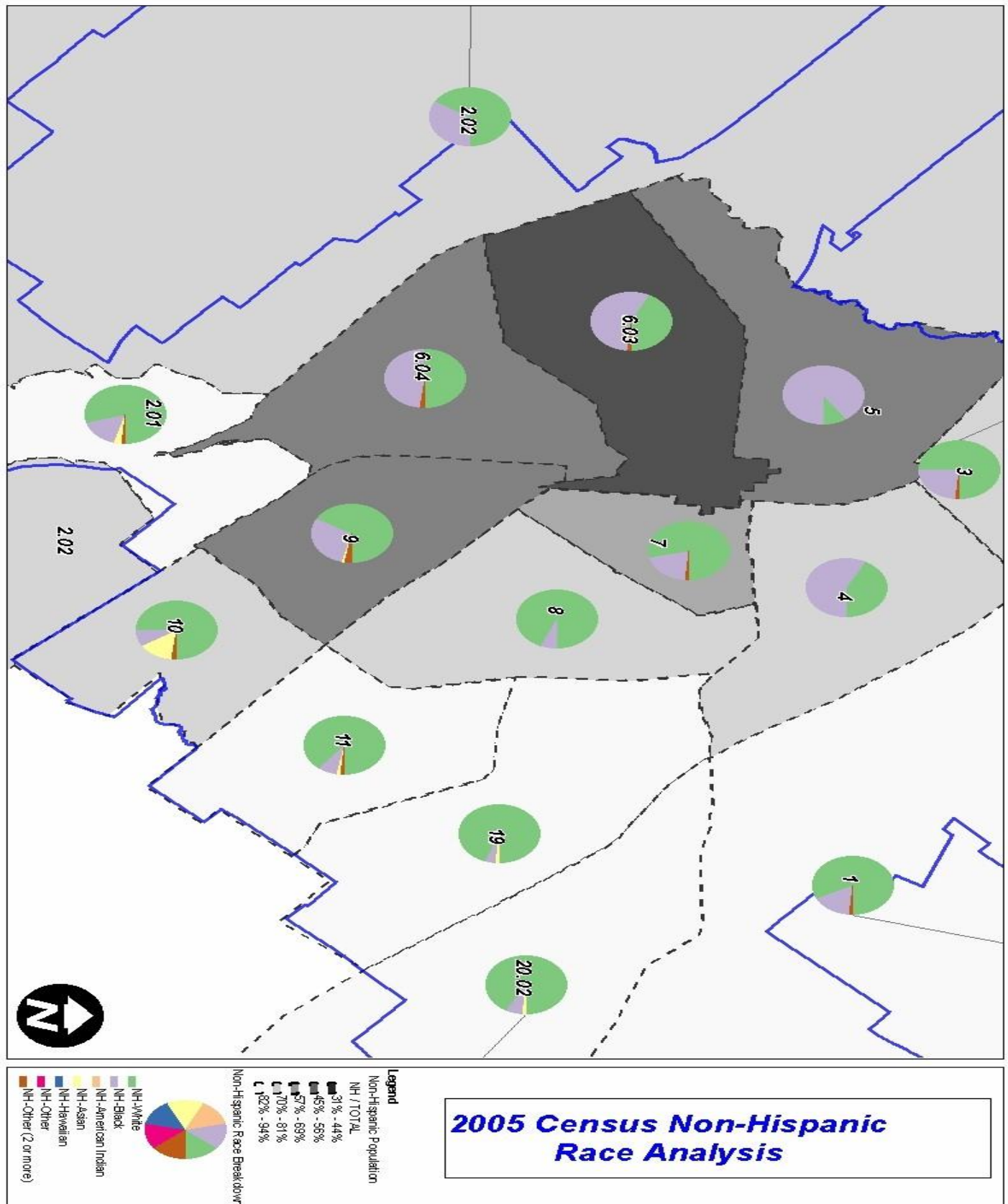
PERCENT BLACK POPULATION BY TRACT



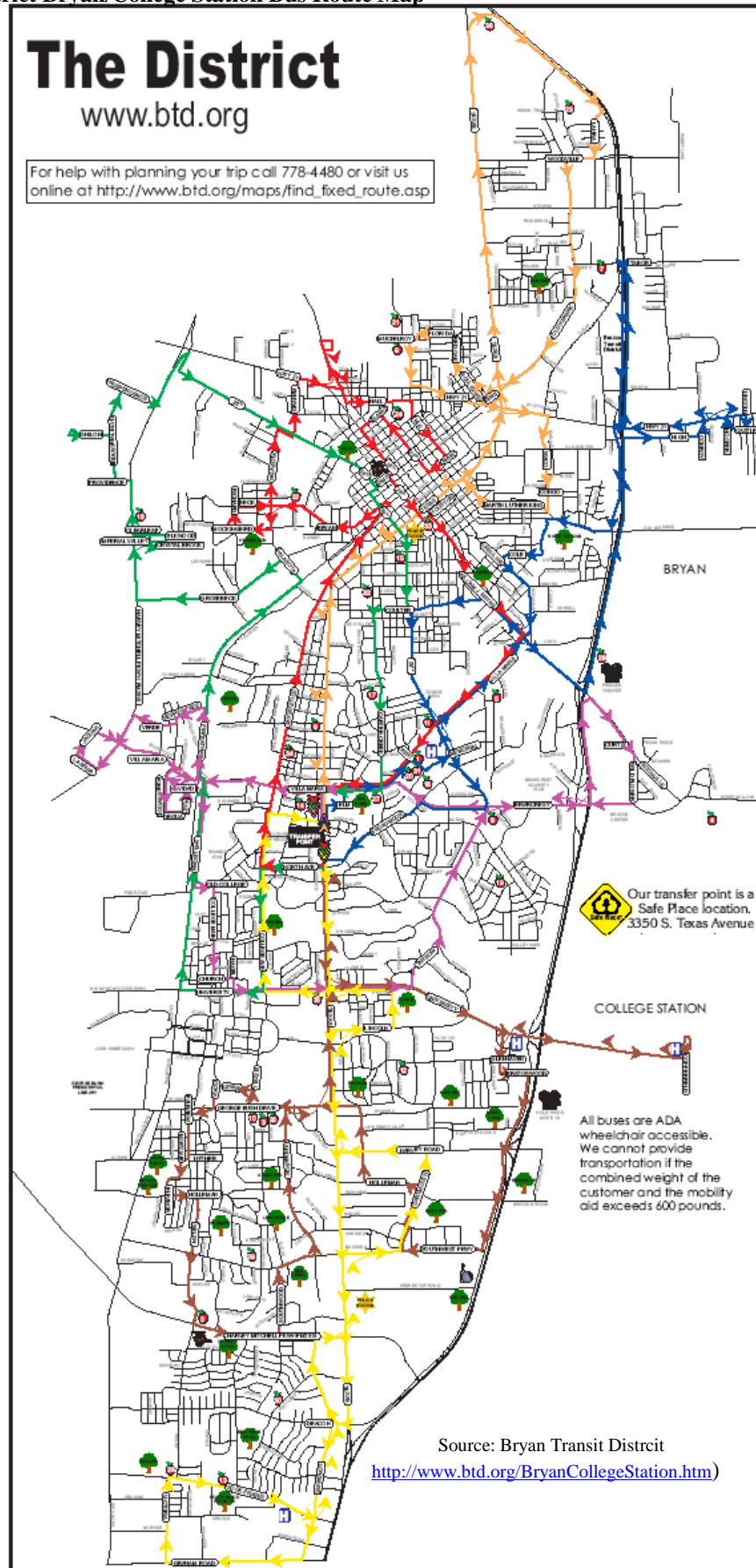
Z. Census Tract Hispanic/Race Analysis



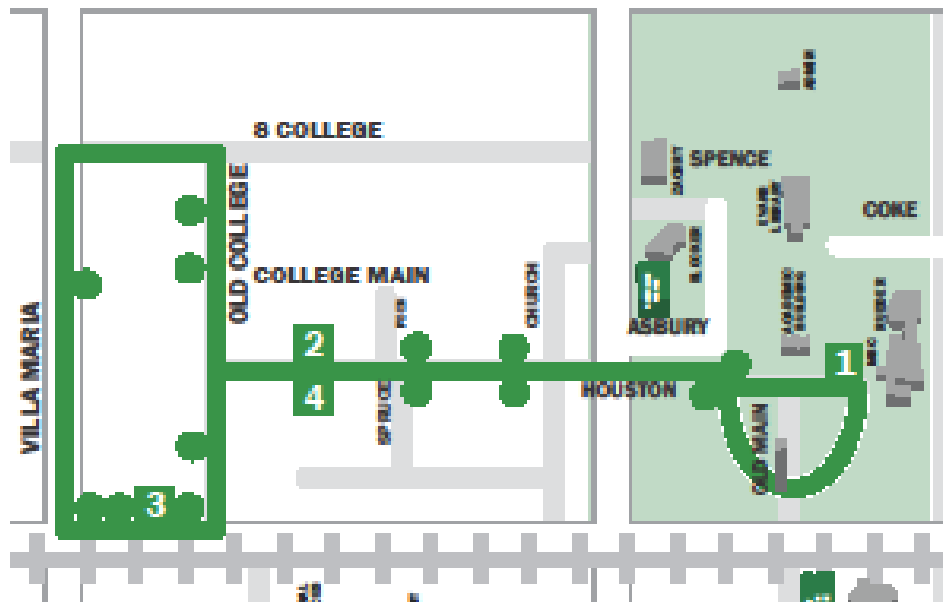
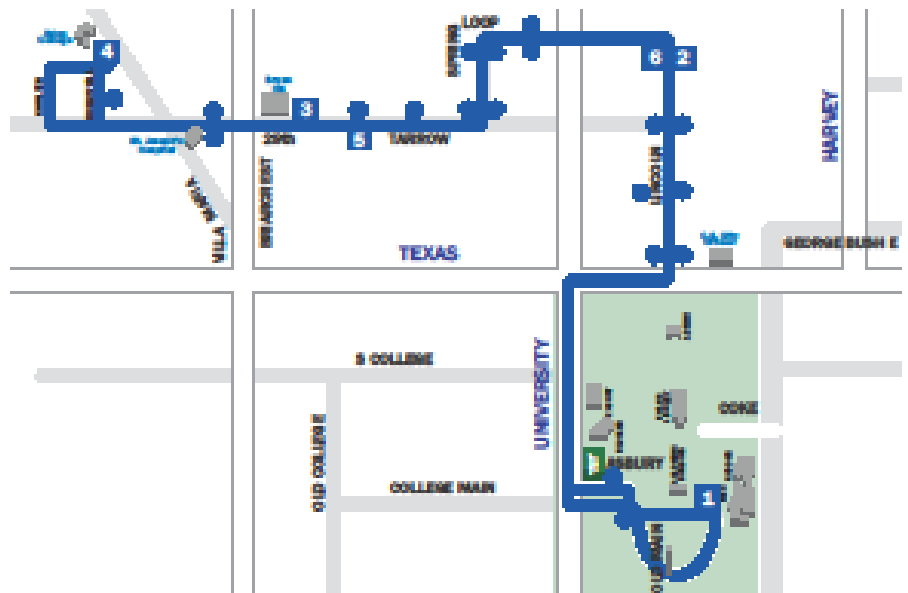
AA. Census Tract Non-Hispanic/Race Analysis



BB. Brazos Transit District Bryan/College Station Bus Route Map



CC. Texas A&M University Bryan Bus Route Maps



Source: Texas A&M University Transportation Services (<http://transport.tamu.edu/transit/offcampus.aspx>)

DD. Glossary of Terms

Affordable Housing: Affordable housing is generally defined as housing where the occupant is paying no more than 30% gross income for housing costs.

BVCH: Brazos Valley Coalition for the Homeless.

CDAC: Community Development Advisory Committee.

Cost Burden: The extent to which gross housing costs, including utility costs, exceed 30% of gross income, based on available data from the U. S. Census Bureau.

Community Development Block Grant (CDBG): An annual grant of federal dollars to the City of Bryan from the U.S. Department of Housing and Urban Development. The funds are spent on activities benefiting low and moderate income persons.

Continuum of Care: A comprehensive system for moving individuals and families from homeless to permanent housing by providing services (e.g. job training, counseling, budget counseling, education, etc.)

Elderly: A person who is at least 62 years of age.

Emergency Shelter: Any facility with overnight sleeping accommodations, the primary purpose of which is to provide temporary shelter for the homeless in general or for specific populations of the homeless.

Emergency Shelter Grant Program (ESGP): HUD provides funds to improve the quality of emergency shelter, to help make available emergency shelter, and to help meet operating costs and costs of essential social services to homeless individuals.

Extremely Low-Income Family: A Family whose income is between 0% and 30% of the median income for the area, as determined by HUD.

Federal Emergency Management Agency (FEMA): *Administers funds to local emergency service organization for responses to emergency situations.*

Frail Elderly: An elderly person (62+) who is unable to perform at least three activities of daily living, such as eating, dressing, bathing, grooming, or household management.

HOME Investment Partnership Program (HOME): An annual grant from the U. S. Department of Housing and Urban Development that provides funds for affordable housing projects/programs.

Homeless Person: Unaccompanied person 17 years of age or older who is living in situations described by terms “sheltered” or “unsheltered”.

Housing Problems: Households with housing problems including physical defects, overcrowding and cost burden. Overcrowding is a housing unit containing more than one person per bedroom.

HUD: U. S. Department of Housing and Urban Development.

JRFRFC: Joint Relief Funding Review Committee.

Jurisdiction: A state or unit of general local government.

Lead-Based Paint Hazard: Any condition that causes exposure to lead from lead-contaminated dust, soil and paint that is deteriorated or present in accessible surfaces, friction surfaces or impact surfaces that would result in adverse human health effects.

LIHTC: Low Income Housing Tax Credit

Low Income: Households whose income is below 80% of the area median income. This is referred to as moderate income in the CDBG program.

Middle Income: Households whose income is between 80% and 95% of the median income for the area.

Other Low Income: Households whose income is between 51% and 80% of the area median income. This income level is referred to as moderate-income level in the CDBG program.

Section 8 Program: The program provides rental assistance. Those who receive the assistance pay no more than 30% of their gross income for rent.

Self Sufficiency: A program designed to provide support services to enable participating families to achieve economic independence and self-sufficiency.

Standard Condition: Improvements / structures which are determined to be in compliance with the City of Bryan Building Codes.

Substandard Condition: Improvements / structures which are determined to be in non-compliance with the City of Bryan Building Codes.

Substandard - Suitable for Rehabilitation (Rehabable): An improvement/structure which is structurally sound, and for which the cost to address the identified City of Bryan Building Code deficiencies will not cause the total property indebtedness to exceed 90 percent of the after-rehabilitation property value.

Substandard - Not Suitable for Rehabilitation (Non-Rehabable):

1) Structurally Infeasible for Rehabilitation: An improvement/structure in which the majority of the primary structural components have deteriorated to the extent that the physical integrity is seriously compromised. The structure can only be brought into code compliance through new construction activities.

2) Economically Infeasible for Rehabilitation: An improvement/structure for which the cost required to address the identified City of Bryan Building Code deficiencies will cause the total property indebtedness to exceed the after-rehabilitation property value.

Substandard Condition and Not Suitable for Rehab: By local definition, dwelling units that are in such poor condition as to be neither structurally nor financially feasible for rehabilitation.

Substandard Condition but Suitable for Rehab: By local definition, dwelling units that do not meet standard conditions but are both financially and structurally feasible for rehabilitation. This does not include units that require only cosmetic work, correction of minor livability problems or maintenance work.

**EE. Performance Measurement System
2010-2011 CAP**

Grantee: City of Bryan

Please select one of the following:

- _____ The community is not using a local performance measurement system and does not intend to develop such a system.
- _____ The community is not using a local performance measurement system, but intends to develop and implement such a system that includes some/all of the criteria listed below by _____ (date).
- x** _____ The community is currently using a local performance measurement system. If yes, please check off the following items that are included in your performance measurement system and attach either a description of your system or a report from the system.
- x** Long-term (multi-year) goals/objectives
- x** Short-term (annual) goals/objectives
- x** Expected units of accomplishment upon completion of project/activity
- x** Actual units of accomplishment upon completion of project/activity
- x** Expected units of accomplishment during each program year of the project/activity
- x** Actual units of accomplishment during each program year of the project/activity
- _____ Aggregation of actual units of program year accomplishments to short-term and long-term numeric goals/objectives
- _____ Outputs resulting from HUD funding are shown separately
- x** One or more proposed outcome(s)
- If so, which indicator is used? See attached.
- x** One or more actual outcome(s)
- If so, which indicator is used? See attached.

Please see Notice CPD-03-09 for more information.

Community Development
Department: City of Bryan
Division: Community Development

Mission Statement

It shall be the mission of the Community Development Division of the Community Development Services Department of the City of Bryan to receive, allocate, and administer Community Development Block Grant (CDBG) and Home Investment Partnership Grant (HOME) funding in accordance with guidelines published by the U.S. Department of Housing and Urban Development for the benefit of the citizens of the City of Bryan; to eliminate slum and blight; and for the general betterment of the community.

Strategic Initiatives

1. Expand the supply of decent, safe and affordable housing.
2. Reduce the isolation of income groups by decentralizing housing opportunities and expand home ownership.
3. Address needs of homeless through housing and supportive services by providing access to eligible programs.
4. Address special needs populations through housing and supportive services by providing access to eligible services.
5. Increase access to public services and public facilities as defined by HUD.
6. Increase economic development by providing eligible loan programs or access to services for low to moderate income individuals.
7. Increase economic development by providing eligible loan programs to eliminate slum/blight.

Fiscal Year 2009 Accomplishments

1. Provided homebuyer counseling and down payment assistance to 23 eligible first-time homebuyer households.
2. Provided funding and technical assistance to 6 public service agencies to increase access to services.
3. Provided funding and technical assistance to 21 eligible homeowner households for minor repairs to improve housing stock.
4. Provided funding and technical assistance to 4 homeowner households for major rehabilitation/reconstruction.
5. Provided technical assistance to three private developers.
6. Provided for the implementation of the CDBG-R Sidewalk project.
7. Developed and completed an RFP process for 2008 & 2009 CHDO funds.
8. Developed 2010 Action Plan and Analysis of Impediments
9. Developed the 2010-2014 5-Year Consolidated Plan

Fiscal Year 2010 Goals and Objectives

1. Provide homebuyers counseling and down payment assistance to a minimum of 15 eligible citizens.
2. Provide technical assistance to 1 developer for rental property.
3. Provide 15% of CDBG funding and technical assistance to 7 public service agencies to increase access to services.
4. Provide minor repair, rehabilitation and reconstruction funding to at least 17 homeowner households to preserve and improve affordable housing stock.
5. Initiate the development of at least eight single-family properties, to include funding for property acquisitions and infrastructure in support of an affordable homeownership housing development.
6. Provide for the demolition of 5 lots with unoccupied, vacant dilapidated houses for future housing.
7. Provide for the acquisition of two properties for future housing developments.
8. Provide for the funding of at least one CHDO project.
9. Develop an RFP for the Castle Heights Subdivision and work with developers to build 8 houses.
9. Provide for citizens input as required by federal regulations.

FF. 2000 Census Tract Groups

CENSUS TRACT TOTALS- IX. (BB.) Appendix		1	% of CT Pop	2.01	% of CT Pop	2.02	% of CT Pop	3	% of CT Pop
		#		#		#		#	
POPULATION	TOTAL	4221	100.00%	5868	100.00%	965	100.00%	6327	100.00%
RACE	Non-Hispanic	3773	89.39%	4991	85.05%	680	70.47%	4396	69.48%
	White	3067	72.66%	3939	67.13%	444	46.01%	3248	51.34%
	Black	612	14.50%	801	13.65%	228	23.63%	1026	16.22%
	American Indian / Alaska Native	12	0.28%	7	0.12%	0	0.00%	17	0.27%
	Asian	34	0.81%	154	2.62%	6	0.62%	20	0.32%
	Native Hawaiian / Other Pacific Islander	0	0.00%	7	0.12%	0	0.00%	0	0.00%
	Some Other Race	7	0.17%	1	0.02%	0	0.00%	7	0.11%
	2 or More Races	41	0.97%	82	1.40%	2	0.21%	78	1.23%
	Hispanic / Latino	448	10.61%	877	14.95%	285	29.53%	1931	30.52%
	White	216	5.12%	421	7.17%	187	19.38%	942	14.89%
	Black	3	0.07%	12	0.20%	1	0.10%	16	0.25%
	American Indian / Alaska Native	5	0.12%	9	0.15%	0	0.00%	14	0.22%
	Asian	4	0.09%	3	0.05%	0	0.00%	1	0.02%
	Native Hawaiian / Other Pacific Islander	0	0.00%	7	0.12%	0	0.00%	0	0.00%
	Some Other Race	184	4.36%	368	6.27%	92	9.53%	857	13.55%
	2 or More Races	36	0.85%	57	0.97%	5	0.52%	101	1.60%
INCOME LEVEL BY PERSON	Total Very Low to Mod	1072	25.40%	2926	49.86%	160	16.58%	3330	52.63%

4 #	% of CT Pop	5 #	% of CT Pop	6.03 #	% of CT Pop	6.04 #	% of CT Pop	7 #	% of CT Pop	8 #	% of CT Pop
4529	100.00%	5193	100.00%	4809	100.00%	5304	100.00%	2998	100.00%	4492	100.00%
3533	78.01%	2921	56.25%	1510	31.40%	2633	49.64%	1942	64.78%	3619	80.57%
1477	32.61%	270	5.20%	642	13.35%	1306	24.62%	1508	50.30%	3333	74.20%
2009	44.36%	2615	50.36%	828	17.22%	1256	23.68%	382	12.74%	230	5.12%
8	0.18%	14	0.27%	5	0.10%	10	0.19%	10	0.33%	4	0.09%
14	0.31%	3	0.06%	11	0.23%	11	0.21%	5	0.17%	20	0.45%
0	0.00%	1	0.02%	0	0.00%	0	0.00%	8	0.27%	1	0.02%
4	0.09%	1	0.02%	2	0.04%	4	0.08%	0	0.00%	0	0.00%
21	0.46%	17	0.33%	22	0.46%	46	0.87%	29	0.97%	31	0.69%
996	21.99%	2272	43.75%	3299	68.60%	2671	50.36%	1056	35.22%	873	19.43%
610	13.47%	1065	20.51%	1402	29.15%	1113	20.98%	492	16.41%	424	9.44%
15	0.33%	25	0.48%	6	0.12%	6	0.11%	9	0.30%	8	0.18%
15	0.33%	6	0.12%	13	0.27%	14	0.26%	13	0.43%	4	0.09%
0	0.00%	0	0.00%	5	0.10%	5	0.09%	0	0.00%	0	0.00%
0	0.00%	2	0.04%	16	0.33%	0	0.00%	0	0.00%	1	0.02%
336	7.42%	1073	20.66%	1760	36.60%	1408	26.55%	495	16.51%	391	8.70%
20	0.44%	101	1.94%	97	2.02%	125	2.36%	47	1.57%	45	1.00%
2315	51.12%	3176	61.16%	3418	71.08%	3597	67.82%	1865	62.21%	1326	29.52%

9 #	% of CT Pop	10 #	% of CT Pop	11 #	% of CT Pop	19 #	% of CT Pop	20.02 #	% of CT Pop
2770	100.00%	5653	100.00%	4881	100.00%	4910	100.00%	2740	100.00%
1535	55.42%	4430	78.37%	4414	90.43%	4593	93.54%	2419	88.28%
1013	36.57%	3294	58.27%	3907	80.05%	4288	87.33%	2207	80.55%
445	16.06%	397	7.02%	341	6.99%	188	3.83%	162	5.91%
15	0.54%	12	0.21%	19	0.39%	15	0.31%	4	0.15%
16	0.58%	621	10.99%	67	1.37%	50	1.02%	31	1.13%
0	0.00%	4	0.07%	3	0.06%	1	0.02%	0	0.00%
1	0.04%	13	0.23%	4	0.08%	9	0.18%	0	0.00%
45	1.62%	89	1.57%	73	1.50%	42	0.86%	15	0.55%
1235	44.58%	1223	21.63%	467	9.57%	317	6.46%	321	11.72%
392	14.15%	611	10.81%	269	5.51%	181	3.69%	184	6.72%
4	0.14%	3	0.05%	4	0.08%	3	0.06%	0	0.00%
14	0.51%	0	0.00%	3	0.06%	2	0.04%	1	0.04%
0	0.00%	2	0.04%	1	0.02%	0	0.00%	0	0.00%
0	0.00%	0	0.00%	0	0.00%	1	0.02%	0	0.00%
783	28.27%	533	9.43%	175	3.59%	117	2.38%	122	4.45%
42	1.52%	74	1.31%	15	0.31%	13	0.26%	14	0.51%
1740	62.82%	3556	62.90%	1939	39.73%	1390	28.31%	814	29.71%

GG. 2008 Annual Community Assessment, Received February 24, 2010



U.S. Department of Housing and Urban Development
Houston Field Office, Region VI
Office of Community Planning & Development
1301 Fannin, Suite 2200
Houston, Texas 77002
(713) 718-3199 - FAX (713) 718-3246
www.hud.gov

FEB 24 2010

Alsie Bond, Manager
Community Development Services Department
City of Bryan
405 W. 28th Street
Bryan, Texas 77803

Dear Ms. Bond,

SUBJECT: Annual Community Assessment for Program Year 2008
(October 1, 2008 – September 30, 2009)

The basic purpose of this letter is to share the conclusions of the Annual Community Assessment (ACA) conducted by the U. S. Department of Housing and Urban Development (HUD) of the programs included in the City of Bryan's Consolidated Annual Performance and Evaluation Report (CAPER). The evaluation is based upon the grantee's CAPER, data as reported in the Integrated Disbursement and Information System (IDIS) and other information (Consolidated Plan, financial reports, etc.) available to this office. The Consolidated Plan Management Process (CPMP) Tool in particular provided a great deal of vital information. Through this performance review, HUD's Office of Community Planning and Development (CPD) is able to combine the statutory and regulatory requirements for evaluation of program progress, review program management and determine whether or not the City has the continued capacity to adequately implement and administer the programs for which federal assistance is received.

During the course of the conducting of the ACA, CPD has examined the City's management of funds and activities undertaken for consistency with the priorities and objectives outlined in the City's Consolidated Plan. Therefore, the information provided in the CAPER for this and past program years was examined for compliance and accuracy with statutory and regulatory requirements (Part 91.520 and 91.525). CPD's review is based on an evaluation of the City's consolidated planning, program progress in the program management of funds and subrecipients, the annual performance report, and the achievement of program objectives. In Program Year 2008, Bryan received \$921,273 in Community Development Block Grant (CDBG) funds and \$427,066 in HOME Investment Partnerships Act (HOME) funds.

HUD congratulates the City of Bryan on those many notable accomplishments achieved as a direct result of the professionalism and hard work of the City of Bryan's staff and management during the past year. HUD looks forward to improvement in those areas that are lacking so that the City actually achieves all the yearly and multi-year goals and thereby fully complies with the regulations.

Primary Benefit

In 2008, the City expended 100 percent of its CDBG funds for activities that benefit low and moderate income (LMI) persons. This percentile meets and even exceeds the 70 percent minimum standard for overall program benefits. As a result, the City of Bryan is to be complemented at this time for the City's steadfast commitment to activities benefiting low and moderate income persons.

Planning and Administration

In 2008, the amount of funds expended on planning and administration with CDBG funds equated to 19.95 percent which almost equals the 20 percent cap for these activities. So, the City was just within the allowable standard. Therefore, Bryan is in compliance with the cap standard. However, the City should maintain careful vigilance regarding this requirement into the future in order to ensure that the 20 percent cap is not exceeded.

Public Services

In 2008, the City obligated 14.42 percent of CDBG funds for public services. This percentile is within the 15 percent cap and is therefore fully acceptable.

Owner Occupied Rehabilitation/Reconstruction

For Program Year 2008, Table 1C reflects that the City had an objective regarding owner occupied rehabilitation and/or reconstruction. The City utilizes both CDBG and HOME funds for this objective. Specifically, the City had the annual objective of rehabilitating 5 substandard housing units to standard condition or 25 over the 5 year period. The actual accomplishment was only 2 owner occupied rehabilitation/reconstruction projects completed which equates to only 40 percent of the annual objective for the 2008 Program Year. Fortunately, the City of Bryan met the annual goal in 2005. However for 2006 and 2007, the City missed the yearly goal in each year.

Therefore, the level of performance for this particular activity is one that must be substantially improved upon in the future. Certainly, it is the expectation of CPD that the negative trend exhibited from 2006 through 2008 shall not carry over through 2009.

The City only has one more year remaining (2009) to achieve the multi-year goal of 25. Currently, the aggregate figure for the first four years stands at only 11. Please ensure that the multi-year goal is achieved or exceeded. In order to do so, the City will have to drastically increase its level of accomplishment from 2 in 2008 to 14 in 2009. Obviously, that level of increase will require some resolute determination as well as decisive and concerted efforts on the part of the City.

Minor Repair Assistance Program

In Program Year 2008, the City of Bryan had an annual objective relating to the Minor Repair Assistance Program. Specifically, the City had the goal of expanding the supply of decent safe, and affordable housing through the rehabilitation of existing residential property by assisting with 15 projects annually or 75 over the 5 year period. The City of Bryan not only exceeded this goal with more than 100 percent (226.66 percent) compliance in 2008 but indeed has met and in fact exceeded this yearly goal for each of the first four years of the Consolidated Plan period. Indeed, through the first four years of the multi-year cycle, Bryan has already far exceeded the five year goal of 75 by completing 125.

As a result, the City of Bryan is performing at an ideal or highly exceptional level of performance with regard to this particular goal. CPD is extremely pleased with the City of Bryan's performance regarding this yearly and multi-year goal and greatly desires to see this level of performance (or at least at the 100 percent level) be replicated with respect to all of the City's annual goals.

Integrated Disbursement and Information System

It was noted during the review that the City of Bryan generally does provide a great deal of highly pertinent information in the accomplishment field of IDIS as demonstrated on the PR03 Report for Program Year 2008. The City of Bryan is to be recognized for providing detailed accomplishments in that field. This is a significant achievement by the City of Bryan. The IDIS system is an absolutely crucial and indispensable system which is relied upon to determine the status and progress of the CDBG Program. Please continue to ensure that the information reflected in IDIS is not only accurate but also updated in a timely fashion.

However, for activities utilizing the national objective of low to moderate income area benefit activities, it is vitally important that the City begin putting census tract information into the PR03 Report in IDIS. For example, activity #655 gives the percentage of low to moderate income persons in the area but does not identify the relevant census tract(s) in IDIS for the PR03 Report. This same deficiency was also noted with respect to other activities. Therefore, it is by no means an isolated problem.

It is true that the location of individual addresses assisted with CPD funds are identified and plotted on maps that are contained towards the very end of the CAPER. These maps provide an excellent resource and CPD appreciates the information. However, the identification of census tracts for low to moderate income area benefit activities must also be contained in the PR03 Report in IDIS.

Program Progress

The vital importance of the careful stewardship over taxpayer funded activities by the City of Bryan cannot be overemphasized. Ideally, it is far preferable for a city to achieve each of its yearly goals rather than having to catch up and greatly increase the level of performance in the

last year or two years of a five year cycle. HUD expects to see the City meet or exceed all of its objectives both on an annual and multi-year basis.

As can be discerned by examining the abovementioned objectives and the corresponding accomplishments (or lack thereof), the City sometimes misses its yearly goals. This condition in turn seriously jeopardizes the City's ability to achieve and meet its multi-year goals in certain instances. Therefore, CPD urges the City to make determined efforts to remedy and correct this state of affairs with regard to those goals that have proven to be problematic.

Title VI of the Civil Rights Act of 1964 prohibits discrimination on the basis of race, color, or national origin in all HUD-assisted programs. Title VIII of the Civil Rights Act of 1968 (Fair Housing Act) prohibits discrimination in the sale, rental and financing of dwellings based on race, color, religion, sex or national origin. Title VIII was amended in 1988 by the Fair Housing Amendments Act, which expanded the coverage of the Fair Housing Act to prohibit discrimination based on disability or on familial status (presence of a child under the age of 18 and pregnant women). In the HUD workforce, Fair Housing and Equal Opportunity (FHEO) staff have the primary responsibility of ensuring compliance with fair housing laws. With reference to fair housing, FHEO staff has reviewed the information that the City of Bryan has submitted. The FHEO staff expressed no concern regarding the CAPER for Program Year 2008.

City Letter regarding the Annual Community Assessment for Program Year 2007

CPD received the City of Bryan's response to the Program Year 2007 Annual Community Assessment on October 27, 2009. The City indicated that it appreciated the recognition of the accomplishments that the Community Development Services Department staff completed during the program year. However, the City wanted to address two areas of the 2007 Annual Community Assessment letter.

Response:

The first issue involved the Minor Home Repair section. The City pointed out that sweat equity minor repair projects are part of the total number of minor repair projects for each year. Although some of the partners that the City collaborates with to accomplish the sweat equity housing portion of the goal have shifted their emphasis to major rehabilitation or reconstruction (therefore producing a reduction in anticipated numbers), the City stated that it nevertheless expects doing additional sweat equity minor repair projects by collaborating with additional partners, before the end of the 5 year period.

Status:

HUD accepts this response and accepts the City's comments as part of the official record regarding the 2007 Annual Community Assessment. Also, HUD is appreciative of the City of Bryan's commitment to performing additional sweat equity minor repair projects prior to the end of the 5 year period.

Response:

The City noted that the assessment letter references a HOME commitment shortfall of \$24,302 from a Deadline Compliance Status Report dated July 31, 2009. It was the City's understanding that the deadline for commitment is October 31, 2009. The City was happy to report that as of the August 31, 2009 HOME Deadline Compliance Status Report that the City had a zero shortfall.

Status:

HUD accepts this response and accepts the City's comments as part of the official record regarding the 2007 Annual Community Assessment. After HUD received the City's response on October 27, 2009, the HOME Deadline Compliance Status Report for the period through the October 31, 2009 period was issued. It did indeed reflect a zero shortfall as of the City of Bryan's deadline.

The HOME Program statute provides that HOME funds are available to participating jurisdictions (PJs) for commitment to affordable housing for a period of 24 months after the last day of the month in which the HUD notifies the PJ of HUD's execution of the HOME Investment Partnerships Grant Agreement. These provisions are implemented by regulation at 24 CFR 92.500(d).

Based on the aforementioned regulatory standard, the 2007 HOME commitment deadline led to a serious concern by HUD with regard to the City of Bryan's performance in the period prior to the deadline date. As per the HOME Deadline Compliance Status Report dated July 31, 2009, the City of Bryan had a \$24,302 shortfall with a deadline of October 31, 2009 for the 2007 HOME commitment.

CPD is greatly relieved that the staff of the City of Bryan took this matter seriously and summoned a sufficient degree of action and thereby eventually came into full compliance with the 2007 HOME commitment requirement prior to the deadline date. As a result, no HOME deobligation action was ultimately required to be undertaken by HUD after the expiration of the deadline. Nevertheless, HUD needed to warn the PJ of the possibility of a deobligation prior to the deadline under the particular circumstances that existed in the weeks and months before the deadline. Please also be aware that the relevant report showing HOME shortfalls is not made available until about the middle of the month after the date of the report. Therefore, the status of HOME shortfalls is not instantaneously known as of the date of the deadline. The August 31, 2009 HOME Deadline Compliance Status Report was not available for review at the time that the 2007 Annual Community Assessment letter was written.

HUD sincerely hopes that your PJ will not subject itself to the serious threat of a HOME deobligation again in the future. However, this whole episode emphasizes the importance of your PJ promptly updating IDIS with any commitments not previously recorded and identifying and correcting errors in IDIS on a constant basis. Any cancellation of activities may negatively impact your PJ's ability to meet these requirements in the future.

For more information on these requirements refer to HUD Notice CPD 07-06, *Commitment, CHDO Reservation, and Expenditure Deadline Requirements for the HOME Program*. HUD strongly encourages the City to review HOME reports on a regular basis. HUD has begun publishing a regular status report for HOME deadlines on the internet at the following site:

<http://www.hud.gov/offices/cpd/afordablehousing/reports/index.cfm>

American Recovery and Reinvestment Act

Although the new funding arising from the American Recovery and Reinvestment Act of 2009 (ARRA) was not available to the City at the beginning of its 2008 Program Year which commenced on October 1, 2008, the new ARRA funding is clearly a very high priority which must be emphasized by the City. The City of Bryan received ARRA funding in the form of Community Development Block Grant - Recovery Act (CDBG-R) funds in the amount of \$250,205.00.

In announcing the ARRA funding, HUD Secretary Shaun Donovan emphasized that he was "pleased to announce that we are moving swiftly to get these much-needed funds out to states and cities to create jobs and help stimulate our economy." He went on to stress that "Recovery Act investments in HUD programs will be not just swift, but also effective: they will generate tens of thousands of jobs, help the families and communities hardest hit by the economic crisis, and modernize homes to make them energy efficient." HUD continues to stress that the intent of the ARRA is to provide funds to cities and counties which in turn will "swiftly" get the funds out into their communities in order to alleviate conditions created or exacerbated by the serious economic downturn.

Indeed, ARRA investments are intended to help communities and families that have experienced the brunt of the economic downturn. ARRA resources are to be used to stabilize and revive local neighborhoods and housing markets with heavy concentrations of foreclosed properties. HUD's Recovery Act funds support three themes that align with the broader goals of the Recovery Act: (1) promoting energy efficiency and creating green jobs, (2) unlocking the credit markets and supporting shovel-ready projects, and (3) mitigating the effects of the economic crisis and preventing community decline.

The specific and anticipated benefits of the CDBG-R Program are to stabilize property values and prevent neighborhood blight. In addition, counties and cities are urged to meet HUD's overriding goal of creating and preserving jobs. CDBG-R funds are intended to provide financing for infrastructure activities, housing activities, economic development activities, public service activities, real property acquisition, and administrative costs. The CDBG-R Program enables local governments to undertake a wide range of activities intended to create suitable living environments, provide decent affordable housing and create economic opportunities, primarily for persons of low and moderate income. Under the Recovery Act, recipients shall give priority to projects that can award contracts based on bids within 120 days of the grant agreement.

There is a part of the HUD Recovery website that has crucial tools, tips, and guidance regarding CDBG-R funds. Please stay abreast of these resources as the information is updated and/or expanded periodically. The link may be found at the location which follows:

<http://portal.hud.gov/portal/page/portal/RECOVERY/programs/COMMUNITY>

On January 20, 2010, CPD noted that the City of Bryan had obligated 100 percent of the \$250,205.00 in CDBG-R funds provided by HUD to the City. In addition, it was noted at that time that \$10,116.11 in CDBG-R funds had been expended. CPD would like to recognize the fact that the City of Bryan's staff ensured that construction of the CDBG-R project began on November 3, 2009. CPD formally commends the City for commencing its CDBG-R project construction in such a timely fashion. This is a significant and noteworthy achievement by the City of Bryan.

CPD also appreciates the overall progress that has been made thus far by Bryan's staff regarding the CDBG-R Program. CPD looks forward to even greater levels of success by Bryan in the near future. CPD is also grateful for the timely and excellent narrative updates and photos by Bryan's staff that have been provided regarding the on-going construction with CDBG-R funds as well as for all of the cooperation that has been extended by Bryan's staff regarding expenditures.

Given the clear intent and goals of the ARRA as well as the serious and on-going economic downturn, CPD encourages the City to increase still further its level of performance and swiftly expend its CDBG-R funds while carefully adhering to and observing all of the mandates of the relevant statutes, notices, guidance documents, and regulations. By doing so, the City will be complying with the purposes and intents of the ARRA and will be assisting in the rapid alleviation of the conditions created or exacerbated by the present economic downturn. Given the clear intent and goals of the ARRA, CPD will be closely monitoring the performance of the City of Bryan's CDBG-R Program.

Summary

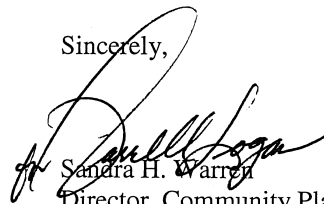
Based on our review of information pertaining to Bryan's performance in the CDBG and HOME programs during the period covered, we have determined that the City of Bryan has carried out its programs substantially as described in its Consolidated Plan. The Consolidated Plan submission as implemented complies with the requirements of the Housing and Community Development Act and other applicable laws and regulations. However, various activities are in need of improvement. It has also been determined that the City has the continuing capacity to carry out its approved programs. This determination, however, does not reflect a comprehensive evaluation of specific activities. The City has met its annual report requirements.

This report is intended to be shared with the public. You may provide copies to interested persons such as the news media, members of local advisory committees, and citizens attending public hearings. We also request that you provide a copy of this letter to the Independent Public Accountant who performs the single audit of the City of Bryan in accordance with OMB Circular A-133.

Please recognize that the comments and conclusions made in this letter are subject to a 30-day review and comment period by the City of Bryan. We may revise this letter after consideration of the City's views and will make the letter, the City's comments and any revisions available to the public within 30 days after receipt of the City's comments. Absent any comments by the City, this will be considered the final letter on this subject.

Again, HUD congratulates the City of Bryan on those many noteworthy accomplishments achieved as a direct result of the professionalism and hard work of the City of Bryan's staff and management during the past year. HUD looks forward to improvement in those areas that are lacking so that the City actually achieves all the yearly and multi-year goals and thereby fully complies with the regulations. If you have any questions regarding this 2008 ACA, please contact me or call Robert Beck, Community Planning and Development Representative at 713-718-3119.

Sincerely,

A handwritten signature in black ink, appearing to read "Sandra H. Warren". The signature is fluid and cursive, with a large initial "S".

Sandra H. Warren
Director, Community Planning and
Development

Response: 2008 Annual Community Assessment, March 25, 2010



March 25, 2010

Ms. Sandra H. Warren, Director
Community Planning and Development Representative
U.S. Department of Housing and Urban Development
Houston Field Office, Region VI
Office of Community Planning & Development
1301 Fannin, Suite 2200
Houston, Texas 77002

Dear Ms. Warren,

**Re: Response to Annual Community Assessment Letter for Program Year 2008
Received February 24, 2010**

The City is in receipt of the 2008 annual assessment letter for program year 2008. It was extremely thorough and beneficial, as we continue to evaluate our accomplishments annually. We appreciate the timely response.

This letter is written to address the specific concerns outlined in the letter for owner occupied rehabilitation/reconstruction (page 2) and the integrated disbursement and information system (page 3) and provide the U.S. Department of Housing and Urban Development a response to these concerns. It was noted in the first paragraph that the City has a multi-year goal of rehabilitating 5 substandard houses to standard condition, for the 5 year period. For each of the previous reporting years the City has provided additional narrative to indicate the status and progress of this program, including the number of rehabilitations begun in a given year and the number completed. This letter will provide clarification as to why the 5 unit per-year goal was not obtained.

Although each year staff has worked diligently to achieve the 5 year major rehabilitation/reconstruction goal, several hindrances have impeded this level of achievement, including:

- A reduction of CDBG and HOME grant funding allocations totaling over \$609,000 since the 2005-2009 Consolidated Plan was written, nearly an 8% reduction from the 2005 funding level.
- A strong local construction market which has led to continually increasing construction costs. Bryan College Station has a solid local housing market which has limited the number of contractors interested in bidding the City's federally funded projects
- Federal and state-imposed regulatory requirements (HUD and EPA lead based paint laws) that increase the cost of a project by 20 to 30%, and a lack of local (Bryan College Station area) lead based paint remediation and abatement contractors.
- Local municipal insurance and bonding requirements have also impeded the City's ability to attract rehabilitation contractors.

To reach 100% of the 5-year goal for this program, 14 homes would need to be rehabilitated or reconstructed in the current program year. This goal is not obtainable because of the reasons stated above. Reconstruction projects, on average, are \$80,000 with substantial rehabilitations averaging \$55,000-\$65,000.

Currently, staff is continuing to work toward addressing these obstacles. The City's Risk and Purchasing Departments have been consulted to explore the feasibility of reducing insurance and bonding requirements for rehabilitation and reconstruction projects. Initial ground work has been done to facilitate partnering with private non-profits that have the capacity to perform this type of work. Technical assistance has been provided to a Community Housing Development Organization to obtain lead based paint training in order for the organization to adhere to the stringent lead based paint requirements and provide non-profit rehabilitation of pre-1978 homes. In the current year, a substantial amendment to the City's 2007 and 2008 Consolidated Action Plan will be submitted to re-allocate unused HOME administrative funds not only to established HOME programs, but also to a new CHDO Operating Fund Project in order to increase fiscal capacity for these types of projects as well.

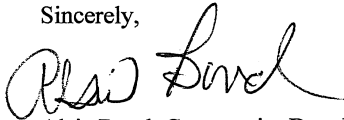
Other non-profit partners which have similar housing programs and goals are being sought, such as the local Brazos Valley Community Action Agency (BVCAA). BVCAA has an adult construction training program which has offered to partner with the City for rehabilitation projects in order to reduce project costs. Developing innovative and creative alternatives is time consuming, however it is anticipated that re-organization of the major rehabilitation/reconstruction program to effectively engage non-profit housing providers will be sufficient to reduce some of these concerns and to meet future new goals for the upcoming 5 Year Consolidated period. Also in the next 5 Year Consolidated Plan, the City is exploring alternative ways to emphasize decentralizing concentrations of low and moderate income households. Throughout the 5 Year Consolidated Planning process input has been sought to identify opportunities to encourage neighborhoods to improve and maintain their housing stock. The city is working to engage neighborhood associations to participate in further strengthening neighborhood integrity in the City's low and moderate income areas, and to add other holistic components to existing programs.

While the City anticipates that the annual goal of four to five rehabilitation/reconstruction projects will be met in the current year, the number of projects will fall short of the 5-year goal established in the 2005-2009 plan by nine to ten homes. It is not feasible to expect the completion of 14 home rehabilitation projects in the current year to meet 100% of the multi-year goal. It is our understanding that the 5 Year Consolidated Plan is goal-oriented with specific objectives, but the goals and accomplishments are what the City hopes to achieve (as stated in the Con Plan Final Rule, Sec. 91.215), and is only one way to measure the success of the accomplishments of the programs the City offers.

The 2008 annual community assessment letter states on page 3 that the City is not inputting census tract information into the PR03 report in IDIS. In the 2008 program year there were 3 activities (HUD activity 644, 655, and 691) that utilized the national objective of low to moderate income area benefits. All census tract information was inputted into IDIS into the appropriate fields for each of these activities. The PR03 does not print out the detailed census tract information. The PR03 report does indicate on these activities the calculation of the inputted census tract information on the left side of the page. In the future we will input the census tract data into the accomplishment section field in order to meet your request.

In summary, the City will re-evaluate the effectiveness and efficiency of current programs through the current 5 Year Consolidated Planning process, with emphasis on the major rehabilitation/reconstruction program. Future goals will be revised to be feasible and achievable, with thought given to future programmatic, regulatory, and budgetary challenges, but with hopes that additional new program components may be used to effectively revitalize low and moderate income areas. We will continue to work diligently toward the continuous improvement of the City's Community Development programs through community input, partnership with HUD, and the capacity and commitment of our staff.

Sincerely,



Alsie Bond, Community Development Services Department Manager

cc: Joey Dunn, Deputy City Manager
Art Roach, Assistant Community Development Manager
Robert Beck, Community Planning and Development Representative



HH. CITY OF BRYAN COMMUNITY DEVELOPMENT PROGRAM CITIZEN PARTICIPATION PLAN

The City of Bryan Community Development Citizen Participation Plan is designed to afford all citizens of Bryan, including low and moderate income citizens the opportunity to comment on the Consolidated Plan, community development procedures and specific projects. Citizens and organizations can provide comments on activities to the Community Development Office, 405 W. 28th Street, Bryan, TX. 77803. The phone number for the office is 979-209-5175. A messaging service is available for calls after normal business hours.

SECTION I. ENCOURAGING PARTICIPATION

The City of Bryan will amend the citizen participation plan to comply with provisions of this section.

The City of Bryan Citizen Plan will provide for and encourage citizens to participate in the development of the consolidated plan, any substantial amendments to the consolidated plan, and the performance report.

The City of Bryan Citizen Participation Plan will encourage participation by low to moderate income persons, particularly those living in slum and blighted area and in areas where CDBG funds are proposed to be used, and by residents of predominantly low-and-moderate-income neighborhoods, as defined by the community development target areas. The City of Bryan will also take whatever actions are appropriate to encourage the participation of all its citizens, including minorities and non-English speaking persons, as well as persons with disabilities.

The City of Bryan shall encourage, in conjunction with consultation with public housing authorities, the participation of residents of public and assisted housing developments, in the process of developing and implementing the consolidated plan, along with other low-income residents of targeted revitalization areas in which the developments are located. The City of Bryan shall make an effort to provide information available at the annual public hearing required under the Comprehensive Grant program.

The City of Bryan will provide citizens with a reasonable opportunity to comment on the original citizen participation plan and on substantial amendments to the citizen participation plan, and will make the citizen participation plan public; The City of Bryan Citizen Participation Plan will be in a format accessible to persons with disabilities, upon request.

SECTION II. MINIMUM REQUIREMENTS

The City of Bryan Citizen Participation Plan will require that, before the City of Bryan adopts a consolidated plan, it will make available to citizens, public agencies, and other interested parties information that includes the amount of assistance the City of Bryan expects to receive and the range of activities that may be undertaken, including the estimated amount that will benefit persons of low-and-moderated-income. The City of Bryan Citizens Participation Plan will also set forth the City of Bryan's plans to minimize displacement of persons and to assist any persons displaced. The City of Bryan Citizen Participation Plan will state when and how the jurisdiction will make this information available.

The City of Bryan Citizen Participation Plan will require the City of Bryan to publish the proposed consolidated plan in a manner that affords citizens, public agencies, and other interested parties a reasonable opportunity to examine its contents and to submit comments. The City of Bryan Citizen Participation Plan will set forth how the City of Bryan will publish the proposed consolidated plan and give reasonable opportunity to examine the contents of the proposed consolidated plan. The City of Bryan will provide a reasonable number of free copies of the plan to citizens and groups that request it.

The City of Bryan Citizen Participation Plan will provide for at least one public hearing during the development of the consolidated plan.

The City of Bryan Citizens Participation Plan shall require the City of Bryan to consider any comments or views of citizens received in writing, or orally at the public hearings, in preparing the final consolidated plan. A summary of these comments or views, and a summary of any comments or views not accepted and the reasons therefore, shall be attached to the final consolidated plan.

SECTION III. AMENDMENTS

The City of Bryan Citizen Participation Plan will specify the criteria the City of Bryan will use for determining what changes in the City's planned or actual activities constitute a substantial amendment to the consolidated plan. It will include criteria for changes in the use of HOME and CDBG funds from one eligible activity to another.

The City of Bryan Citizen Participation Plan will provide citizens with reasonable notice and an opportunity to comment on substantial amendments. The City of Bryan Citizen Participation Plan will state how reasonable notice and an opportunity to comment will be given. The City of Bryan Citizen Participation Plan will provide a period, not less than 30 days, to receive comments on the substantial amendment before the amendment is implemented.

The City of Bryan Citizen Participation Plan will require the City of Bryan to consider any comments or views of citizens received in writing, or orally at public hearings, if any, in preparing the substantial amendment of the consolidated plan. A summary of these comments or views and a summary of any comments of views not accepted and the reasons therefore shall be attached to the substantial amendment to the consolidated plan.

SECTION IV. PERFORMANCE REPORTS

The City of Bryan Citizen Participation Plan will provide citizens with reasonable notice and an opportunity to comment on performance reports. The City of Bryan Citizen Participation Plan will state how reasonable notice and an opportunity to comment will be given. The City of Bryan Citizen Participation Plan will provide a period, not less than 15 days, to receive comments on the performance report that is to be submitted to HUD before its submission.

The City of Bryan Citizen Participation Plan will require the City of Bryan to consider any comments or views of citizens received in writing, or orally at public hearing in preparing the performance report. A summary of these comments or views will be attached to the performance report.

SECTION V. PUBLIC HEARINGS

The City of Bryan Citizens Participation Plan will provide for at least two public hearings per year to obtain citizen's views and to respond to proposals and questions, to be conducted at a minimum of two different stages of the program year. The hearings will address housing and community development needs, development of proposed activities, and review of program performance. At least one of these hearings will be held before the proposed consolidated plan is published for comment to obtain views of citizens on housing and community development needs, including priority on housing community development needs.

The City of Bryan Citizen Participation Plan will state how and when adequate advance notice will be given to citizens of each hearings, with sufficient information published about the subject of the hearing to permit informed comment.

The City of Bryan Citizen Participation Plan will provide that hearings be held at times and locations convenient to potential and actual beneficiaries and with accommodation for persons with disabilities. The City of Bryan Citizen Participation Plan will specify how it will meet these requirements.

The City of Bryan Citizen Participation Plan will identify how the needs of non-English speaking residents will be met in the case of public hearings where a significant number of non-English residents can be reasonably expected to participate.

SECTION VI. MEETINGS

The City of Bryan Citizen Participation Plan will provide citizens with reasonable and timely access to local meetings.

SECTION VII. AVAILABILTY TO THE PUBLIC

The City of Bryan Citizen Participation Plan will provide that the consolidated plan as adopted, substantial amendments and the performance report will be available to the public, including the availability of materials in a form accessible to persons with disabilities, upon request. The City of Bryan Citizen Participation Plan will state how these documents will be available to the public.

SECTION VIII. ACCESS TO RECORDS

The City of Bryan Citizen Participation Plan will require the City of Bryan to provide citizens, public agencies, and other interested parties with reasonable and timely access to information and a record relating to the City of Bryan's consolidated plan and the City's use of assistance under the programs covered by this part during the preceding five years.

SECTION IX. TECHNICAL ASSISTANCE

The City of Bryan Citizen Participation Plan will provide for technical assistance to groups representative of persons of low-and moderate-income that request such assistance in developing proposals for funding assistance. Under any of the programs covered by the consolidated plan, with the level and type of assistance determined by the City of Bryan.

SECTION X. COMPLAINTS

The City of Bryan Citizen Participation Plan will describe the City of Bryan's appropriate and practicable procedures to handle complaints from citizens related to the consolidated plan, amendments, and performance report.

SECTION XI. USE OF PLAN

The City of Bryan will follow its citizen participation plan.

SECTION X11. JURISDICTION RESPONSE

The requirements for citizen participation will not restrict the responsibility for the development and execution of its consolidated plan.

BRYAN LOCAL DEFINITION OF SUBSTANTIAL CHANGE TO COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) FINAL STATEMENT

Amendments to Final Statements require notice to the public and opportunity for the public to comment.

Amendments are required whenever an activity is deleted or when one is added as required by HUD regulatory requirements,

Amendments are also required when there will be a substantial change in the purpose, scope, location or beneficiaries of an activity.

For the City of Bryan CDBG and HOME programs, a substantial change is defined as one in which:

1. More than 10% if the CDBG or HOME annual allocation is directed to a different activity than originally allocated to in the annual Consolidated Action Plan.
2. A change in use of funds from operational to rehabilitation/construction/or vice versa.
3. A change in national objective being addressed.

Prior to amending its annual Consolidated Action Plan, the City shall provide citizens with reasonable notice of, and opportunity to comment on, such proposed changes in its use of funds. The City will consider any such comments and, if it deems appropriate, modify the changes. The City will make available to the public, and will submit to HUD, a description of any changes adopted. A letter transmitting such description to HUD will be signed by the city manager.



II. Affirmative Marketing Policy And Implementing Procedures

Statement of Policy

In accordance with the regulations of 24 CFR 92.351 (a) of the Home Program and in furtherance of the City of Bryan's commitment to non-discrimination and equal opportunity in housing, the City of Bryan has established procedures to affirmatively market units constructed or rehabilitated through the City's affordable housing programs. These procedures are intended to further the objectives of Title VIII of the Civil Rights Act of 1968 and Executive Order 11063.

The City of Bryan believes that individuals of similar economic levels in the same housing market area should have available to them a like range of housing choices regardless of their race, color, religion, sex, and national origin.

The City of Bryan is committed to the goals of affirmative marketing which will be implemented in our affordable housing programs through a specific set of steps that the City and participating owners will follow. These goals will be reached through the following procedures:

1. **Informing the public, potential tenants, and owners about Federal Fair Housing Laws and Affirmative Marketing Policies:**

The City will inform the public, potential tenants, and poverty owners about this policy and fair housing laws.

The City will:

- Inform the general public by placing a special news release in The Eagle.
- Inform potential tenants or purchasers by providing informational materials about the program to the B/CS Association of Realtors for membership distribution.
- Inform owners, builders and developers by providing information materials to the Home Builders Association for membership distribution to those who may participate in the City programs.

The City will provide a copy of the Affirmative Marketing Policy to all builders/developers participating in City housing programs.

2. **Inform persons of all racial, ethnic and gender groups of unit availability**

All housing developed through the City of Bryan's Affordable Housing Programs will be marketed using the following guidelines.

The City of Bryan will require participating property owners to contact city staff when they know a property is to become available. We will advise owners to give us this information as close as 30 days prior to the upcoming vacancy as possible.

The City will make information about available properties known by:

- Advertising to the general public in The Eagle which is the newspaper of general circulation. We will advertise after special outreach efforts to inform persons otherwise not likely to apply proves unsuccessful.

- Providing public notice at the Community Development Advisory Committee (CDAC) meeting.

3. **Attract and solicit applications for assistance from persons not likely to apply without special outreach**

In order to inform as well as solicit applications from persons in the housing market area who are not likely to apply for units without special outreach, the City has established procedures to reach this objective.

The City has identified African American and Hispanic households as two groups in the housing market area who would probably not apply for the units without special outreach. Having identified these two groups, The Community Development Services Department will undertake special outreach methods as follows:

- For the predominantly African American, the City of Bryan will contact the churches serving the African American community in the neighborhood of the development, and request that these organizations inform members of their organizations about the availability of newly-developed housing units and housing assistance programs.
- For the predominantly Hispanic group, the City of Bryan will contact churches serving the Hispanic community in the neighborhood of the development and the local LULAC group in order to request that these organizations inform members of their organizations about the availability of newly developed housing units and housing assistance programs.

4. **Record Keeping**

The City will keep records of the following:

- The racial, ethnic and gender characteristics of home buyers, homeowners and applicants for a minimum of 5 years following project completion.
- Copies of advertisements and dates of each contact in conducting special outreach.

We will also require that organizations receiving federal housing funds through the Community Development Services Department to keep a record of how available properties were marketed.

5. **Assessment and Corrective Actions**

Effectiveness of our affirmative marketing efforts will be addressed as follows:

a) **To determine if good faith efforts have been made:**

- Compare the information contained on the records to be kept, as determined by Procedure 4, with actions that were taken to carry out Procedures 2 to 3. If the required steps were taken, we will determine that good faith efforts have been made.

b) **To determine results:**

- Examine whether or not persons from the African American and Hispanic groups in our area applied for or became tenants or owners of units that were affirmatively marketed. If we find that they are represented, we will assume our procedures were effective.

If one or more such groups are not represented, we will review the procedures to determine what changes, if any, might be made to make the affirmative marketing efforts more effective. The City of Bryan will take corrective actions if owners fail to carry out procedures required under this plan. If, after repeated notification, the owners continue to fail to meet the affirmative marketing requirements, the City may disqualify an owner from future participation in any of the City of Bryan's housing programs.

The City of Bryan will carry out assessment activities and complete a written assessment of affirmative marketing efforts to be included in the annual performance report to HUD. This assessment will cover marketing relative to units constructed or rehabilitated and first made available for occupancy during that year.

Affirmative Marketing Techniques

Owners, builders and developers offering properties assisted by the City of Bryan Community Development Services Department are required to comply with the City's affirmative marketing requirement on all units sold under the program. The Department of Housing and Urban Development has set forth guidelines and to assist in meeting affirmative marketing goals.

The following is a list of activities which must be carried out by assisted property owners, builders, developers, or agencies in order to insure compliance with federal regulations:

1. Correspond with various community organizations, employment agencies, churches, etc. in order to accomplish special outreach to those not likely to apply for housing in the available properties.
2. Utilize the fair housing logo on all printed advertisements and prominently in the business office.
3. Provide a fair housing brochure to prospective tenants in order to inform them of fair housing laws and the City's Affirmative Marketing Policy.

The following is a list of local agencies which will be notified in the event assisted units become available under the City's Housing Assistance Programs:

Affirmative Marketing Mailing List

Brazos Valley Affordable Housing Corporation
3971 E. 29th Street
Bryan, Texas 77802

Brazos Valley Council of Governments
3991 E. 29th Street
Bryan Texas 77802

Housing Authority of Bryan
517 Bryant
Bryan, Texas 77803

Twin City Mission, Inc.
PO BOX 3490
BRYAN TX 77805

Brazos County Legal Aid
202 E. 27th Street
Bryan, Texas 77803

Brazos Valley Community Action Agency
1500 University Dr. East
College Station, Texas 77802

Habitat for Humanity
119 Lake
Bryan, Texas 77801

National Association for the Advancement of Colored People (NAACP)
Brazos County Branch
PO BOX 665
BRYAN TX 77806

Local Union of Latin American Citizens (LULAC)
LULAC Council 4893 of College Station, TX
2404 Pintail Loop
College Station, TX 77845
lulackelly@neo.tamu.edu

SECTION 3 COMPLIANCE PLAN for City of Bryan Programs and Projects

- I. **PURPOSE.** The purpose of this Plan is to provide employment and business opportunity for businesses and lower income persons who are residents of the Bryan – College Station MSA referred to as the Section 3 Area under the Community Development Block Grant Program, by setting forth procedures to be implemented by contractors and subcontractors to assure compliance with Section 3 of the Housing and Urban Development Act, as defined in 24 CFR part 135 (for project receiving federal assistance of \$200,000 or more or subcontractors of covered projects receiving \$100,000 or more).

- II. **DEFINITIONS** “Lower-income resident” is any person who resides within the Bryan – College Station MSA or applicable Section 3 area and whose personal income does not exceed 80% of the median income, adjusted for family size, for the Metropolitan Statistical Area (MSA).

“Business concerns located within the Section 3 covered area” means those individuals or firms located within the established boundaries of the Bryan – College Station MSA area and which qualify as small under the small business size standards of the Small Business Administration; or firms which are 51% or more owned by persons residing within those established boundaries and who qualify under the Small Business Administration regulations as socially or economically disadvantaged, or as small under the small business size standards of the Small Business Administration.

“Section 3 Area” is that area which includes the areas inside the Bryan – College Station MSA. These boundaries are the most feasible areas to carry out the goals and objectives of Section 3 regulations.

GENERAL PROJECT INFORMATION

III. **POLICY STATEMENT**

- A. The work to be performed under a Section-3 applicable contract is on a project assisted under a program providing direct federal financial assistance from the Department of Housing and Urban Development (HUD) and is subject to the requirements of Section 3 of the Housing and Urban Development Act (project contracts of \$200,000 or more). Section 3 requires that, to the greatest extent feasible, opportunities for training and employment be given lower income residents of the project area and contracts for work in

connection with the project be awarded to business concerns which are located in the area or owned in substantial part by persons residing in the area of the project.

- B. Successful bidders will comply with the provisions of said Section 3 and the regulations issued pursuant thereto by the Secretary of Housing and Urban Development as set forth in 24 CFR part 135, and all applicable rules and orders of HUD issued thereunder prior to the execution of the contract. The parties to the contract certify and agree that they are under no contractual and other disability which would prevent them from complying with these requirements.
- C. The City, where applicable, will require the contractor to send to each labor organization or representative of workers with which they have a collective bargaining agreement or other contract or understanding, if any, a notice advising the said labor organization or workers' representative of a commitment under the Section 3 clause and shall have posted copies of the notice in conspicuous places available to employees and applicants for employment or training.
- D. The City will require the contractor to include the Section 3 clause in every subcontract for work in connection with the project. The contractor will be required to take appropriate action upon a finding that the subcontractor is in violation of regulations at 24 CFR Part 135 as issued by the Secretary of Housing and Urban Development. The contractor will not subcontract with any subcontractor where it has notice or knowledge that the latter has been found in violation of the regulations and will not execute any subcontract unless the subcontractor has first provided it with a preliminary statement of ability to comply with the requirements of these regulations.
- E. Compliance with the provision of Section 3 as codified in 24 CFR Part 135, all applicable rules and order of the Department issued thereunder prior to the execution of the contract, shall be a condition of the federal financial assistance provided to the project, binding upon the applicant or recipient for such assistance, its successors, and assigns. Failure to fulfill these requirements shall subject the applicant or recipient, its contractors and subcontractors, its successors, and assigns to those sanctions specified in the grant or loan agreement or contract through which federal assistance is provided, and/or to such sanctions as are specified by the Department in 24 CFR Part 135.

IV. UTILIZATION OF SECTION 3 AREA RESIDENTS AND BUSINESSES

- A. All contractors subject to Section 3 regulation will provide a "Preliminary Statement of Work Force Needs" form, prior to the signing of a contract. This form shows the needed number and types of job classifications, current vacant positions and expected positions for new hires in the projected work force.
 - 1. Each applicant, recipient, contractor or subcontractor undertaking work in connection with a Section 3 covered project can fulfill the obligation to utilize lower income project area residents as trainees to the greatest extent in the various training categories and filling any vacant training positions with lower income project area residents except for those training position which remain unfilled after a good faith effort has been made to fill them with eligible income project area residents.
 - 2. Each applicant, recipient, contractor or subcontractor undertaking work in connection with a Section 3 covered project can fulfill the obligation to utilize lower income project area residents as employees to the greatest extent feasible by identifying the

number and types of positions not currently occupied by regular, permanent employees and establishing a goal of positions to be filled by lower income residents of the Section 3 covered project area and thereafter making a good faith effort to fill the identified positions.

3. In recruiting and filling vacancies, the City of Bryan, Texas will require contractors and subcontractors to attempt to recruit from the appropriate areas the necessary number of lower income residents through: local advertising media, signs placed at the proposed site for the project, and community organizations and public or private institutions operating within or serving the project area such as Employment or Workforce Commissions, Rehabilitation Commissions, Manpower Services, Community Action Agencies, Commission for the Blind, Veteran's Outreach Programs, etc. When lower income resident workers apply, either on their own initiative or on referral from any source, the contractor or subcontractor shall determine if the qualifications are satisfactory and if there are openings.

V. CONTRACTOR OR SUBCONTRACTOR AFFIRMATIVE ACTION PLAN. All competitive bidders and negotiated contractors, subject to 24 CFR Part 135 regulations (contracts over \$200,000) will submit to the City of Bryan utilization goals. Evaluation of each bid and negotiated contract will include the determination of responsiveness by evaluation of the proposed goals and provisions to achieve these objectives of Section 3 regulations.

- A. Contractors will explain how they intend to cooperate in employing lower income residents and/or small businesses and what actions you will use to persuade contractors to do the same.
- B. Contractors will describe all subcontracts that have been let
- C. Contractors will describe subcontracts which have not yet been let
- D. Contractors will list Employment Agencies, Workforce Commissions, News Media, and Minority Organizations, Plans Rooms or other organizations to be used in recruiting employees. A completed "Preliminary Statement of Work Force Needs" should be mailed to each organization contacted by the contractor.
- E. Contractors will identify below the names and addresses of business organizations, such as the Chamber of Commerce, Home-Builder Associations, etc. to be contacted to attract small businesses.
- F. Contractors will indicate the percentage of low-income residents you hope to hire in relation to total employees hired, and the time frame involved.

VI. GRIEVANCE PROCEDURE. Lower income residents and owners of small businesses will be informed that in the event of a grievance or complaint against the municipality or the general contractor, they may file by mail a grievance with:

- A. Assistant Secretary for Equal Opportunity & Fair Housing
Department of Housing and Urban Development
451 Seventh St., S.W. - Room 5100
Washington, D.C. 20410-2000
- B. Fair Housing and Equal Opportunity Division
Department of Housing and Urban Development
801 Cherry Street
P.O. Box 2905
Fort Worth, TX 76113-2905

- VII. STATEMENTS Subcontractors will be informed of their requirement to submit copies of their Section 3 (Affirmative Action Plan) to the municipality to determine whether established goals will accomplish the objective of Section 3 regulations.
- VIII. CERTIFICATION. Contractors will certify if they will not subcontract any part of contract.
- IX. LOW INCOME LIMITS. Contractors will be provided with the current low income limits as published by HUD.
- X. HUB INTERNET WEBSITE. Contractors will be provided with the internet site for searching for Historically Under-utilized Businesses (HUB's), to include MBE and WBE businesses:

<http://www.window.state.tx.us/procurement//cmb1/hubonly.html>

- XI. EQUAL OPPORTUNITY CERTIFICATION. Certification of Non-segregated Facilities must be submitted prior to the award of a federally assisted construction contract exceeding \$100,000 which is not exempt from the provisions of the equal opportunity clause. Contractors and subcontractors receiving federally assisted construction contract awards exceeding \$100,000 which are not exempt from the provisions of the equal opportunity clause will be required to provide for the forwarding of the following notice to prospective subcontractors for supplies and construction contracts where the subcontracts exceed \$100,000 and are not exempt from the provisions of the equal opportunity clause:

CERTIFICATION OF NON-SEGREGATED FACILITIES

The federally assisted construction contractor certifies that he does not maintain or provide for his employees any segregated facilities at any of his establishments, and that he does not permit his employees to perform their services at any location, under his control, where segregated facilities are maintained. The federally assisted construction contractor certifies further that he will not maintain or provide for his employees any segregated facilities at any of his establishments, and that he will not permit his employees to perform their services at any location, under his control, where segregated facilities are maintained. The federally assisted construction contractor agrees that a breach of this certification is a violation of the equal opportunity clause in this contract. As used in this certification, the term "segregated facilities" means any waiting rooms, work areas, restrooms and washrooms, restaurants and other eating areas, time-clocks, locker rooms and other storage or dressing areas, transportation, and housing facilities provided for employees on the basis of race, color, religion, sex or national origin, because of habit, local custom, or any other reason. The federally assisted construction contractor agrees that (except where he has obtained identical certifications from proposed subcontractors for specific time periods) he will obtain identical certifications from proposed subcontractors prior to the award of subcontracts exceeding \$100,000 which are not exempt from the provisions of the equal opportunity clause, and that he will retain such certifications in his files.

- XII. STATUTORY ASSURANCES AND COMPLIANCIES: Contractors will be required to certify compliance with the following statutes:
 - A. EQUAL EMPLOYMENT OPPORTUNITY. The Contractor will certify as to compliance with Section 109 of the Housing and Community Development Act of 1974 and in conformance with the requirements imposed by or pursuant to the Regulations of the Department of Housing and Urban Development (24 CFR Part 570.601) issued pursuant to that Section; and in accordance with that Section, no person in the United States shall on the ground of race, color, national origin or sex, be excluded from participation in, be

denied the benefits of, or be subjected to discrimination under any program or activity funded in whole or in part with the Community Development funds.

- B. COMPLIANCE WITH TITLE VI OF THE CIVIL RIGHTS ACT OF 1964, AS AMENDED. The Contractor will certify that: Contractor will comply with Title VI of the Civil Rights Act of 1964 (P.L. 83-352) and all requirements imposed by or pursuant to regulations of the Department of Justice appearing at 28 CFR et Seq and especially Subparts C and D thereof issued pursuant to that title, to the end that no person shall on the ground of race, color, or national origin be excluded from participation in, be denied the benefits of, or be otherwise subjected to discrimination under any program or activity for which the Contractor receives compensation through the City, and the United States shall have the right to seek judicial enforcement of this assurance. The Contractor agrees to post in a conspicuous place available to employees and applicants for employment, government notices setting forth the provisions of this nondiscrimination clause. The Contractor will, in all solicitations of advertisement for employees placed by or in behalf of the Contractor, state that all qualified applicants will receive consideration for employment without regard to race, color, creed, or national origin.
- C. COMPLIANCE WITH EXECUTIVE ORDER 11246, AS AMENDED. The contractor will certify that: During the performance of the contract the contractor will:
- (a) conform to Executive Order No. 11246 of September 24, 1965 (E.O. 11246) which requires that Contractor not discriminate against any employee or applicant for employment because of race, religion, sex, color, or national origin. The Contractor will take affirmative action to ensure that applicants are employed, and that employees are treated during employment, without regard to their race, religion, sex, color, or national origin. Such action shall include, but not be limited to, the following: employment, upgrading, demotion, or transfer; recruitment or other forms of compensation; and selection for training, including apprenticeship. The Contractor agrees to post in conspicuous places, available to employees and applicants for employment, notices to be provided setting forth the provisions of this nondiscrimination clause.
 - (b) The Contractor will, in all solicitations or advertisements for employees placed by or on behalf of the Contractor, state that all qualified applicants will receive consideration for employment without regard to race, religion, sex, color, or national origin.
 - (c) The Contractor will send to each labor union or representative of workers with which he has a collective bargaining agreement or other contract or understanding, a notice to be provided advising the labor union or workers' representative of the Contractor's commitments under Section 202 of E.O. 11246, and shall post copies of the notice in conspicuous places available to employees and applicants for employment.
 - (d) The Contractor will comply with all provisions of E.O. 11246, and the rules, regulations, and relevant orders of the Secretary of Labor.
 - (e) The Contractor will furnish all information and reports required by E.O. 11246, and by the rules, regulations, and orders of the Secretary of Labor, or pursuant thereto, and will permit access to his books, records, and accounts by the Department of Housing and Urban Development and the Secretary of Labor for

purposes of investigation to ascertain compliance with such rules, regulations, and orders.

- (f) In the event of the Contractor's noncompliance with the nondiscrimination clauses of this contract or with any of such rules, regulations, or orders, this contract may be canceled, terminated, or suspended in whole or in part and the Contractor may be declared ineligible for further Government contracts or Federally-assisted construction contracts, in accordance with procedures authorized in E.O. 11246, and such other sanctions may be imposed and remedies invoked as provided in E.O. 11246, or by rule, regulation, or order of the Secretary of Labor, or as otherwise provided by law.
- (g) The Contractor will include the provisions of paragraphs (a) through (f) of this section in every subcontract or purchase order unless exempted by rules, regulations, or orders of the Secretary of Labor issued pursuant to Section 204 of E.O. 11246, so that such provisions will be binding upon each subcontractor or vendor. The Contractor will take such action with respect to any subcontract or purchase order as the Department of Housing and Urban Development may direct as a means of enforcing such provisions, that in the event the Contractor becomes involved in, or is threatened with, litigation with a subcontractor or vendor as a result of such direction by the Department of Housing and Urban Development the Contractor may request the United States to enter into such litigation to protect the interests of the United States.

XIII. EMPLOYMENT OF CERTAIN PERSONS PROHIBITED. Contractors will certify that no person under the age of sixteen years and no person who, at the time, is serving sentence in a penal or correctional institution shall be employed on the work covered by this Contract.

XIV. REGULATIONS PURSUANT TO THE COPELAND "ANTI-KICKBACK ACT". The Contractor shall certify compliance with the most current regulations of the United States Department of Labor, made pursuant to the Copeland "Anti-Kickback Act" (48 Stat. 948:62 Stat. 862; Title U.S.C., Section 874: and Title 40 U.S.C., Section 276C – to be incorporated by reference), and any amendments thereof and shall cause these provisions to be inserted into any subcontractors contract.

XV. CERTIFICATION OF COMPLIANCE WITH AIR AND WATER ACTS. (Applicable to Federally assisted construction contracts and related subcontracts exceeding \$100,000) Contactor will certify compliance with Air and Water Acts such that during the performance of the contract, the contractor and all subcontractors shall comply with the requirements of this Clean Air Act, as amended, 42 USC 1857 at seq., the Federal Water Pollution Control Act, as amended, 33 USC 1251 at seq. and the regulations of the Environmental Protection Agency with respect thereto, at 40 CFR Part 15, as amended. In addition to the foregoing requirements, all nonexempt contractors and subcontractors shall furnish to the owner, the following:

- (a) A stipulation by the Contractor or subcontractors, that any facility to be utilized in the performance of any nonexempt contract or subcontract, is not listed on the List of Violating Facilities issued by the Environmental Protection Agency (EPA) pursuant to 40 CFR 15.20.
- (b) Agreement by the Contractor to comply with all the requirements of Section 114 of the Clean Air Act, as amended, (42 USC 1857c-8) and Section 308 of the Federal Water Pollution Control Act, as amended, (33 USC 1318) relating to inspection, monitoring,

entry, reports and information, as well as all other requirements specified in said Section 114 and Section 308, and all regulations and guidelines issued there under.

- (c) A stipulation that as a condition for the award of the contract, prompt notice will be given of any notification received from the Director, Office of Federal Activities, EPA, indicating that a facility utilized, or to be utilized for the contract, is under consideration to be listed on the EPA List of Violating Facilities.
- (d) Agreement by the Contractor that he will include, or cause to be included, the criteria and requirements in paragraph (1) through (4) of this section in every nonexempt subcontract and requiring that the Contractor will take such action as the Government may direct as a means of enforcing such provisions.

XVI. COMPLIANCE WITH FEDERAL LABOR STANDARDS PROVISIONS. The Contractor shall certify agreement to comply with all requirements related to the Davis-Bacon Act and other federally related Labor Standard requirements as noted in the bid and contract documents. Upon request by the City, the Contractor shall agree to provide evidence of compliance consistent with this paragraph.

XVII. COMPLIANCE WITH LOCAL, STATE, AND FEDERAL REGULATIONS. The Contractor shall certify agreement to comply with all local, state and federal laws, ordinances and regulations applicable to the services to be provided under this contract. Upon request by the City, the Contractor agrees to provide evidence of compliance consistent with this paragraph.

XVIII. QUESTIONS CONCERNING CERTAIN FEDERAL STATUTES AND REGULATIONS. All questions arising under the Contract which relate to the application or interpretation of (a) the aforesaid Copeland Anti-Kickback Act, (b) the Contract Work Hours and Safety Standards Act, (c) the aforesaid Davis-Bacon Act, (d) the regulations issued by the Secretary of Labor, United States Department of Labor, pursuant to said Acts, or (e) the labor standards provisions of any other pertinent Federal statute, shall be referred, through the Local Public Agency or Public Body and the Secretary of Housing and Urban Development, to the Secretary of Labor, United States Department of Labor, for said Secretary's appropriate ruling of interpretation which shall be authoritative and may be relied upon for the purposes of this Contract.